

Nelson Gage, Chairperson  
Chris Parslow, Town Planner  
Coryn VanDeusen, Clerk  
Teresa Bakner, Board Attorney



TOWN OF DUANESBURG  
SCHENECTADY COUNTY

Jonathan Lack, Vice Chairperson  
Link Pettit, Board Member  
Daniel Boggs, Board Member  
Matthew Ganster, Board Member  
Charles Leoni, Board Member  
Caitlin Mattos, Board Member

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Town of Duanesburg  
Zoning Board Minutes  
March 19, 2024  
**Draft Copy**

**MEMBERS PRESENT:** Nelson Gage- Chairman, Jonathan Lack -Vice Chairperson, Matthew Ganster-Member, Charles Leoni-Member, Link Pettit-Member, Chris Parslow, Town Planner

**INTRODUCTION:**

Chairman Gage welcomed everyone to the March 19, 2024, ZBA meeting.

**OPEN FORUM:**

Fore-go the Open forum.

**PUBLIC HEARING:**

**#24-1 Paluch, Antone:** SBL#81.00-1-7.12, (R-2) located at 615 Barton Hill Rd is seeking an area variance to construct a 20X24 addition to main dwelling 26 ft from side setback line under section 8.6(2) of the Town of Duanesburg Zoning Ordinance.

20x24 One-story addition to add more living space. Applicant is seeking a 14' west side yard variance. Septic and well are far from proposed addition along with adjoining neighbors are over 100' from proposed construction. Nelson asked what size is the existing structure? Antone stated it is 24' wide and 1400 sq ft. and will blend in with existing structure. Nelson wondered why lots are odd shaped. Antone didn't know why. Antone bought the house in foreclosure and fixed the house, all cosmetic work.

**Gage/Lack** Open Public Hearing all in favor.

No Comments

**Gage/ Leoni** Closed Public Hearing all in favor.

Chairman Gage stated we have received a referral from Schenectady County to refer for local consideration.

**Ganster/ Pettit made the motion to approve the application.**

**Ganster aye, Pettit aye, Gage Aye, Lack aye, Leoni aye.**

**OLD BUSINESS:** None

**NEW BUSINESS:** None

Minutes from the February 20, 2024 Zoning Board Meeting, spelling error on Massos should read Mattos

**Lack/Pettit approved the minutes with minor corrections.**

**Lack aye, Pettit aye, Gage aye, Ganster aye, Leoni abstain.**

**OTHER:**

Discussion on small accessory buildings and setbacks what is not addressed in the Zoning Ordinance what size 144 sq ft. doesn't required setback over 144 sq ft. does require a permit and meet setback requirements. Agreed with Code Enforcement Warner interpretation that it is exempt from zoning requirements.