

TOWN OF RED HOOK

ZONING BOARD of APPEALS

7340 SOUTH BROADWAY, RED HOOK, N. Y. 12571

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TOWN OF RED HOOK ZONING BOARD OF APPEALS July 14, 2021

AGENDA(revised)

Preliminary Business

- 7:00 Call to Order - Roll Call
- Approval of June 9, 2021 Draft Minutes
- Review of Planning Board Minutes
- Comments from the Chair

Public Hearing

Norman Greig application for an Interpretation to remedy a violation, issued by the Town on May 7, 2021, regarding a six-foot high fence, of a green tarp material, installed on the subject parcel, without a building permit, and which surrounds a neighboring, residential property on three sides. The Town of Red Hook Zoning Law, Section 143-28 C disallows a Spite Fence. Said fence, which, by nature of its placement does not appear to have been constructed for the purpose of containing or protecting the farm operation, does appear to have been placed for the sole or dominant purpose of annoying the neighbor, whose property it surrounds, by preventing the passage of light, air, and/or view from the neighbor's property. The subject parcel is located at 144-150 Pitcher Lane, in the Agricultural Business (ABD) Zoning District, of the Town of Red Hook.

Members of the public wishing to comment may attend the meeting in person, or submit written comments, via the USPS, or email. For further information, or to submit written comments, please contact ZBA Clerk, Anne Rubin at arubin@redhook.org, or (845)758-4624 **by noon of July 14, 2021**

Review

Dave and Rose Snyder application for a Non-Conforming Use to covert a former bowling alley, also a non-conforming use, to a retail operation selling beer, non-alcoholic

beverages, tobacco, lottery tickets, and snacks. The Town of Red Hook Zoning Law, Section 143-125 C states *A nonconforming use shall not be changed to another nonconforming use without prior approval by the Board of Appeals and then only to a use which, as determined by the Board of Appeals, is of the same or more restricted nature.* The subject parcel is located at 3974 Route 9G, in the RD3 Zoning District, of the Town of Red Hook.