

MEETING OF MEMBERS OF THE ZONING BOARD OF APPEALS WITH THE
BUILDING INSPECTOR ON AT THE LAGRANGE TOWN HALL

Present: ZBA Members Tracy Johnson, Chairman, Nancy Swanson, Gary Polhemus,
Marc Komorsky
Kenneth McLaughlin, Building Inspector

Date: Thursday, February 4, 2010 at 8:30 a.m.

Subject: Ryan Figa Area Variance

The purpose of the meeting was to review the files and discuss the approved building permit, and specifically which truss plan was approved for the permit, prior to a site visit to be held by the Zoning Board of Appeals on Saturday, February 4, 2010.

The building inspector provided the original truss plan submitted for permit

The board focused on the following items:

- building closer to the line than approved
- height of accessory structure
- rear exterior entrance and staircase for access to second floor

The board requested information regarding the following :

- does above ground pool have a permit
- is storage of commercial vehicles permitted on a residential property
- does single family residence have a special use permit for an accessory apartment

Chairman Johnson said at the site visit the board will inspect the interior of the structure

Ms. Swanson stated it would be helpful if the board could view the Figa structure from Mr. Gumper's property and requested that the secretary contact Mr. Gumper and request permission.

The board requested a full map of the survey presented at the ZBA meeting on 2/1/10.

Mr. Johnson said the public hearing has been closed so there are 62 days for the board to make a determination. However, the public hearing can be re-opened with a unanimous vote of the board. (A motion had been made to close the public hearing but it did not carry and the board kept the public hearing open)

Mr. McLaughlin said that the revised survey and the truss certificate that was submitted with the application should be introduced as evidence.

Mr. McLaughlin summarized the issues:

- The second story is not a crawl space as built
- It has separate accessibility with a standard size door
- Now meets all requirements of a second story.

Marc asked what Mr. McLaughlin would recommend in order to resolve the issue.

Mr. McLaughlin said Mr. Figa should:

- rip out the stairs
- only have a pull-down interior stair
- there should be a condition that the attic cannot be finished off.

The board made no determinations and had no deliberations regarding the information.

Gary wanted to remind everyone that the site visit on Saturday is a fact finding mission only.

Respectfully submitted

Susan Quigley.