

REGULAR MEETING OF THE ZONING BOARD OF APPEALS  
VILLAGE OF WATKINS GLEN HELD TUESDAY, APRIL 16, 2019

**PLEDGE OF ALLEGIANCE**

The public session of the meeting was called to order at 6:06pm by Stacy Gray who led the assembled in the pledge of allegiance. Present were Stacy Gray, David Hertel, Colleen Chavchavadze, Roger Hugo and Treasurer Rhonda Slater. Absent were Chairman Robert Lee and Code Enforcement Officer Gregory Larnard. There was one other person in attendance.

**APPROVAL OF MINUTES**

Colleen Chavchavadze made the motion to approve the minutes for the February 11, 2019 meeting of the Zoning Board of Appeals. David Hertel seconded the motion. The Board then voted on the motion and all were in favor. Motion Carried.

Code Enforcement Officer Greg Larnard entered at 6:15pm.

**APPLICATION FOR ZONING REVIEW**

**James Guild – Use Variance for Signage**

Jamie Guild was present on behalf of his father James Guild for an official zoning law language interpretation / appeal of Zoning Administrator's decision request for permission to update the current signage with internally lit LED signage for their property located at 412 N Franklin Street. Per section 9.7.2.M.5 signage in this Central Business District must be indirectly illuminated. The Board went through the use variance findings and decisions tests. The Board determined that there are alternatives available to the requested signage, the hardship is not unique as it applies to all properties in this district, the variance would alter the essential character of the neighborhood as the business encompasses almost an entire Village block and the hardship was self-created. For these reasons, Colleen Chavchavadze made the motion to deny the requested use variance. David Hertel seconded the motion. The Board then voted on the motion and all were in favor. Motion Carried.

**BOARD CONCERNS/NEW BUSINESS**

The Board addressed whether or not to appoint a new chairperson for the Zoning Board as the current chairperson has not attended the last two meetings.

The Board asked for an update on the application for Seneca Sunrise on North Decatur Street. Code Enforcement Officer Greg Larnard informed the Board that they are not moving forward with the variance at this time. The owner of the business, Melinda Beheydt has changed her legal residency to the 806 N Decatur Street address so it can be run as a legal cottage industry. Should they want to move forward with an expansion to the property or shop, it would have to come before the board at that time.

Code Enforcement Officer Greg Larnard informed the Board of an upcoming use variance for 407 Twelfth Street located in the Canal District. The variance would be a request to tear down the existing home and put up a single unit residential building, however this area is not zoned for this type of construction. The matter will be heard at the next Schuyler County Planning Commission meeting to be held in May.

Roger Hugo inquired about evening trainings for the Zoning Board. Colleen Chavchavadze provided some resources for online options.

## ADJOURNMENT

With no further business to come before the Board, David Hertel made the motion to adjourn the meeting at 6:37pm. Roger Hugo seconded the motion. The Board then voted on the motion and all were in favor.  
Motion Carried.

Meeting Adjourned.

Respectively Submitted,

Rhonda E Slater