

Village of Kinderhook
Zoning Board of Appeals
Minutes of June 22, 2020

Attending via Zoom: Chair David Sullivan, Greg Seaman, Jerry Callahan, Kim Gray, Bill Barford; Liaison David Flaherty, CEO Peter Bujanow, Applicant Randal Dawkins, Village Attorney Robert Fitzsimmons (absent).

Workshop: Training opportunities, NYCOM website has access to prior programs. The Village is a subscriber and C.VanDenburgh will get a list of these trainings and forward to the ZBA members. Some are now available as recorded trainings. NYDept of State, Local Government Services Unit, Spring programs are available, links on right hand side, recorded webinars. Training certificates should be sent to C.VanDenburgh. 4 hour annual training requirement, if more than 4 hours taken, transferable to the next year.

Call to Order: D. Sullivan opens the regular meeting at 7:05 pm.

Minutes: B. Barford motion to approve May 28th minutes, K.Gray seconds, all in favor.

Funds: \$1,800.00

Correspondence: NONE

New Business: Randal Dawkins, 7 Broad Street Lot#43.20/2-48. Area Variance for 8' fence construction. B.Barford asks applicant about shrubbery and trees, will they need to be removed and who they belong to. All of the trees and plantings are about 30 years old. One older maple tree at the corner of the barn has to come down and it is dying. Has rotted the facia boards of the barn. The fence would come to corner of barn, not to exceed the barn. 2 other trees (volunteers) about 20-25 years old (white oak and black walnut) also to come down on Dawkin's property. Arborvitae in front of property to remain. The arborvitae where the fence will be, will come down. J.Callahan asks the applicant why he needs an 8' fence instead of a 6' fence. R.Dawkins states the house next door is on an English basement which raises it significantly higher than R.Dawkin's house. The back porch of which is 5' off the ground overlooking Dawkin's property. J.Callahan asks if fence is for side yard only. R.Dawkins states the 8'high portion

starts after 24' of 6'high fence then swoops up to 8' high section which encompasses the backyards of both properties. 6' high fence starts at the corner of the house and goes back, R.Dawkins, while he maintains ownership of the house, he will not put a fence in the front yard. A screen "gate" will be created on either side of the driveway to conceal the view of the side fence, will not be viewable from the road. One would need to be down the driveway to see the 8' high fence section. P.Bujanow states code allows 6' height up to the edge of the house. (24' of 6' height would go towards the back, then start the 8' high section.) Will not be visible from the road at all. D.Sullivan states this matter to be set for a Public Hearing for July 27th, our next meeting. R.Dawkins asks if the Public Hearing could be scheduled sooner than a month. D.Sullivan states a specific timeframe is needed for the Public Hearing and he will speak with the Attorney regarding the timeline. P.Bujanow states the applicant will also be meeting with the Historic Preservation Commission on July 16, perhaps a joint meeting could be held. D.Sullivan will look into with the Attorney and applicant members will be notified.

Next Meeting: July 27, 2020

Adjournment: 7:15 pm B.Barford move to adjourn; J.Callahan seconded; all in favor.

Respectfully submitted,

Carol van Denburgh
Secretary to Zoning Board of Appeals