

**Village of Upper Nyack  
Zoning Board of Appeals Meeting  
Tuesday, April 16, 2019, 8:00pm  
*Minutes***

A meeting of the Zoning Board of Appeals of the Village of Upper Nyack was held on the above date and called to order at **8:03 pm** by the Chairman, Thomas Englert.

**Other Board members present:** Stephen Lubeck, Joseph Scarmato and Michael Kuhling.

**Also present:** Robert P. Lewis, Village Attorney and Jillana Sinnott, Secretary. **Others in attendance:** Thomas Gaffney.

**8:15pm:** The Chairman opened the meeting and read the Notice of Public Hearing, which was published in The Journal News on April 9, 2019.

**8:15pm: Van Houten Holding Corp., 1 Van Houten Street, County Map No. 60.18-01-13. APPEAL #2018-04.** Consider approval of a Resolution affirming the Code Enforcement Official's issuance of a Stop Work Order prohibiting the erection and use of a new crane on the property until an Amended Special Use Permit approval permitting such crane is granted by the Village Planning Board.

Said property is located in Marine Business District (MB)

The BOARD reviewed and amended the Draft Minutes from the March 26, 2019 meeting.

**10:00pm:** Approval of Minutes: Member Stephen Lubeck moved to approve the Draft Minutes from March 26, 2019 as amended; SECOND: Joseph Scarmato; unanimously APPROVED.

The Draft Minutes will be amended and emailed to the BOARD members for their final review.

**10:01pm:** The BOARD reviewed the Resolution that was prepared by the Village Attorney.

**MOTION:** The Board moved to approve the Resolution of the Village of Upper Nyack Zoning Board of Appeals for Appeal #2018-04 for the Appellant, K. Graefe & Sons Corp., d/b/a North River Shipyard as submitted.

**MOTION BY:** Stephen Lubeck **SECOND:**

Joseph Scarmato

VOTE: Unanimously Approved

There was no other business.

The meeting was adjourned at 10:20pm.

Respectfully submitted,

Jillana Sinnott, Secretary

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