

**Village of Upper Nyack
Zoning Board of Appeals Meeting
Tuesday, July 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 Marion Shaw.

Also present: Robert P. Lewis, Village Attorney and Jillana Sinnott, Secretary.

Others in attendance: Kim Coons.

8:03pm: The Chairman opened the meeting and read the Notice of Public Hearing, which was published in The Journal News on July 9, 2019.

8:03pm: Van Houten Holding Corp., 1 Van Houten Street, County Map No. 60.18-01-13. APPEAL #2019-02. Consider adoption of a Resolution nullifying the Notice of Violation – Order to Remedy issued by the building Inspector on March 20, 2019 related to the above referenced property.

Said property is located in Marine Business District (MB)

The BOARD reviewed and amended the Draft Minutes from the June 18, 2019 meeting.

8:18pm: Approval of Minutes: Member Stephen Lubeck moved to approve the Draft Minutes from June 18, 2019 as amended; SECOND: Marion Shaw; unanimously APPROVED.

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

8:20pm: The BOARD reviewed the Resolution that was prepared by the Village Attorney, Noelle C. Wolfson, Esq. of Hocherman, Tortorella & Wekstein, LLP.

MOTION: The Board moved to approve the Resolution of the Village of Upper Nyack Zoning Board of Appeals for Appeal #2019-02 for the Appellant, Van Houten Holding Corp., as amended.

MOTION BY: Stephen Lubeck

SECOND: Marion Shaw

VOTE APPROVED: Thomas Englert, Stephen Lubeck and Marion Shaw.

ABSTAIN: Joseph Scarmato

ABSENT: Michael Kuhling

The Board discussed other potential properties that might appear before the Board in the future.

There was no other business.

The meeting was adjourned at 8:35pm.

Respectfully submitted, Jillana Sinnott, Secretary