

VILLAGE OF TUXEDO PARK
BOARD OF ZONING APPEALS

Via Zoom

August 3, 2022

7:00 P.M.

Present: Chairman John (Jake) Lindsay

Member Nancy Hays

Member David Christensen

Member John Boyle

Member Campbell Langdon

Also: Alyse Terhune, Esq., BZA Attorney, John Ledwith, Building Inspector

Others: Jay Reichgott, Adam Farmerie, Marc Citrin, Chris Vaught (TPFYI)

Chairman Lindsay called the Board of Zoning Appeals meeting to order at 7:00 p.m. The motion was seconded by Member Boyle.

The motion was passed by a 5 – 0 vote.

Approval of Minutes

A motion was made by Chairman Lindsay and seconded by Member Boyle to approve the minutes of **June 13, 2022**.

Vote of the Board:

Chairman Lindsay – aye

Member Hays – aye

Member Christensen – aye

Member Boyle – aye

Member Langdon – aye

The motion was passed with a 5 – 0 vote.

The application of Adam Farmerie and Jasmine Francis Farmerie, Tax Map 107-1-75.2, located at 119 Laurel Rd., Tuxedo Park, NY 10987, seeking relief from Number Zoning Law § 100-18A where a fence is required to be closer than 2’ from the property line, and the site plan that was submitted indicates a fence setback of 1’ from the property line.

The public was duly noticed on July 20, 2022 in The Times Herald Record/recordonline.com. All neighbors were properly notified and 9 were noticed and 5 neighbor confirmations were received.

In discussions with Mr. Farmerie, it was noted that an old survey was used to present to the BZA. The construction of the fence is in violation of the Village Code. A current survey needs to be done in order to proceed marking out where the fence is located. A variance can not be granted if the fence is on the neighbor’s property.

Chair Lindsay made a motion to open the public meeting for public comment. The motion was seconded by Member Christensen.

Jay Reichgott, of 121 Laurel Road, addressed the Board with his concerns. In addition, the letter he sent to the Board dated July 30, 2022 was entered into the record. The letter was an outlined response to the fence indicating the fence was on his property. Jay and Beth Reichgott had the property surveyed and marked confirming this outcome.

No other public comments were given at this time.

Chair Lindsay made a motion to keep the public meeting open. The motion was seconded by Member Christensen.

Chair Lindsay expressed to Mr. Farmerie that he needed to provide a new survey or take down the fence and apply for a new fence. If a new survey is not provided, Mr. Farmerie would be responsible for making a formal withdrawal.

Adjournment

At 7:28 p.m., a motion was made by Chairman Lindsay and seconded by Member Christensen to adjourn the meeting.

The vote of the Board was 5 – 0 in favor of the motion.

Respectfully Submitted,

Desiree Hickey

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Recording Secretary