

**East Hampton Zoning Board of Appeals  
Regular Meeting  
November 8, 2010  
Town Hall Meeting Room  
7:00 P.M.**

**Approved Minutes**

1. **Call to Order:** Vice Chairman Flannery called the ZBA Meeting of November 8, 2010 to order at 7:00PM.

**Members Present:** Don Martin, Vincent Jacobson, and Brendan Flannery

**Alternate Members Present:** Lori Wilcox and Robert Hines

**Absent:** Chairman Charles Nichols, Linda Dart, Tom Keegan

**Staff Present:** Planning, Zoning & Building Administrator James Carey.

2. **Seating of the Alternates:** Lori Wilcox and Robert Hines were both seated

3. **Legal Notice:** Mr. Carey read the legal in for the record.

4. **Approval of Minutes.**

**a. October 4, 2010 Regular Meeting:**

*Mr. Martin moved, and Ms. Wilcox seconded to approve the minutes of the October 4, 2010 meeting. The motion carried unanimously.*

6. **Application of Kevin St. John for Variance of Section 6, Reduction of Front Yard Setback from 25' to 20'2", Side Yard Setback from 15' to 2' & Lot Coverage from 28% to 20.5% - Map 10A/Block 83/Lot 37.**

Mr. St. John was before the Commission and presented them with color photographs, along with a drawing of what the actual dimensions will look like. The current structure is 20' X 20', the replacement will be extended 4' to the South and another 2' in the direction of the lake, to make the garage area 22' X 24', which will stay within the existing footprint just moving out 2' and 4'. In addition would like to construct an 8' X 20' shed alongside the garage to enclose the oil tank. The new garage and shed will have a full foundation. The garage will be one story, with possible storage created by the roof line.

Mr. Flannery asked if there was anyone to speak in favor or against this application:

Dave Clark, 33 Day Point Road, stated he thinks the plan is great, with no objections to it. Mr. Clark stated he thinks it's going to help the area and will be an asset.

*Mr. Hines moved to close the public portion of this hearing. The motion was seconded by Mr. Martin. The motion carried unanimously.*

The members discussed the variances that the applicant is requesting.

*Mr. Martin moved to accept the application of application of Kevin St. John for Variance of Section 6, Reduction of Front Yard Setback from 25' to 20'2", Side Yard Setback from 15' to 2' & Lot Coverage from 28% to 20.5% - Map 10A/Block 83/Lot 37, stating the hardship being a topographical issue. Mr. Jacobson seconded the motion. The motion carried unanimously.*

5. **Old Business:** None

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**6. Communications:** None.

**7. New Business:** None

**8. Adjournment**

*Mr. Martin moved to adjourn the ZBA meeting. The motion was seconded by Mr. Jacobson. The motion carried unanimously. Meeting Adjourned: 7:11PM*

**Respectfully Submitted**

**Kamey Peterson  
Recording Secretary**