

Village of Millerton
Meeting of the Zoning Board of Appeals
May 6, 2025

The Village of Millerton Zoning Board held a meeting on Tuesday, May 6, 2025. The meeting was called to order at 6:05 PM with Chair Delora Brooks presiding. ZBA members present: Claire Goodman, Suzanne Stevens, and Kelly Kilmer. Absent: Ed Stillman. Also present: Caroline Farr-Killmer (Recording Secretary) and members of the public.

Minutes 4/1/2025

Minutes will be approved at the June 3rd meeting after Board member Kelly Kilmer and Recording Secretary Caroline Farr-Killmer review them again.

7-9 Main Street area variance – Public Hearing

A ***motion*** was made by Kelly Kilmer at 6:05 PM to open the public hearing on 7-9 Main Street. Board member Claire Goodman seconded.

Ray Nelson presented the variance proposal to the Zoning Board members and to members of the public that were present. The presentation included two different sets of plans, one plan for nine apartments and the other plan for six apartments.

He stated that there are presently twelve units without obtaining permits, and in order to do any work on the building, the situation needs to be resolved. Mr. Nelson made it clear that the building is legally only allowed to have six occupied apartments. One of the goals of this variance is to improve the safety of the building and open up more housing opportunities. The next steps following the May 6th public hearing will include completing a SEQR and Record of Findings.

A ***motion*** was made by board member Kelly Killmer to close the public hearing. Board member Claire Goodman seconded and all present members agreed.

Approval of Policies & Procedures

Policies & Procedures were reviewed by all present board members. A ***motion*** was made by board member Claire Goodman to approve the Policies & Procedures and seconded by board member Kelly Kilmer. All present members agreed.

Adjourn

A ***Motion*** was made by board member Kelly Kilmer to adjourn the meeting at 6:46 PM. Board member Claire Goodman seconded and all present members agreed.

Respectfully submitted,

Caroline Farr-Killmer

Planning and Zoning Secretary