

**Town of Verona
Zoning Board of Appeals
6600 Germany Road
Zoning Board of Appeals
6600 Germany Road
Durhamville, New York 13054**

The August 12, 2024 meeting of the Town of Verona Zoning Board of Appeals was called to order at 7:05 pm by Chairman Henry Gerwig, with the Pledge of Allegiance to the Flag. Members present were: Chairman Henry Gerwig, Nelson Dodge, Carmen Compoli, Joseph VanLieshout and Harold Weismantle. Also present were Secretary Susan Strain and Codes Officer Daniel Maciag.

The July 8, 2024 meeting minutes were approved as written with a motion made by Harold Weismantle and seconded by Nelson Dodge. All members present voted - All Ayes, No Nos. Motion passed.

OLD BUSINESS:

Ken Brewer, 5145 Tilden Hill Road, owner of Tilden Hill Farm, has a special permit, #5/23, for a 15-site campgrounds. He would like to increase the amount of sites to have up to 40. Due to the size of his campgrounds, Mr. Brewer must meet Oneida County Health Department standards for water, electricity, swimming etc. This campground expansion is part of a planned improvement to his farm for a future event center. At this time, Mr. Brewer is only looking a permit for the campsites. In the future he is looking into adding a wedding chapel, an event venue, a stage and possibly a brewery. A motion was made by Joseph VanLieshout to hold a public hearing on September 9, 2024 at 7:15 pm for a special permit for Mr. Brewer to add up to 25 campsites on his property for a total of up to 40 sites. Motion was seconded by Carmen Compoli. All members present voted – All Ayes, No Nos. Motion passed.

At the July 8, 2024 meeting, Mr. Richard Brandt, 6755Lakeshore Road N, was looking to build a 20x22 carport on his property at 6762 Forest Avenue. Due to questions about the right of way between two parcels that Mr. Brandt owns, it was decided to contact town attorney, Vincent Rossi, for clarification. Mr. Rossi wrote a letter to Mr. Brandt explaining that he would need to be 10' from Fourth Avenue. If he would like to be able to build closer, he needs to submit an application for a variance to the ZBA and explain the need and why it cannot be made to conform to the zoning regulations. The ZBA would also need to consider whether it is a self-created hardship to grant a variance on this parcel as Mr. Brandt recently did a boundary line adjustment on this parcel making it smaller. Mr. Brandt has erected a fence across Fourth Avenue in front of his house restricting its use. Mr. Brandt did not respond to Mr. Rossi's request and did not appear at the August ZBA meeting.

NEW BUSINESS:

Mr. Steve Kinter, 6889 Greenway Road, would like to tear down a carport and replace it with an attached garage. The proposed garage would be 8' from the property line. A motion was made by Nelson Dodge to hold a public hearing on September 9, 2024 at 7:30 pm, for Mr. Kinter, for an 18' side-yard variance on the east side to build a garage. Motion was seconded by Joseph VanLieshout. All members present voted - All Ayes, No Nos. Motion passed.

PUBLIC CONCERNS:

None at this time.

PUBLIC HEARING:

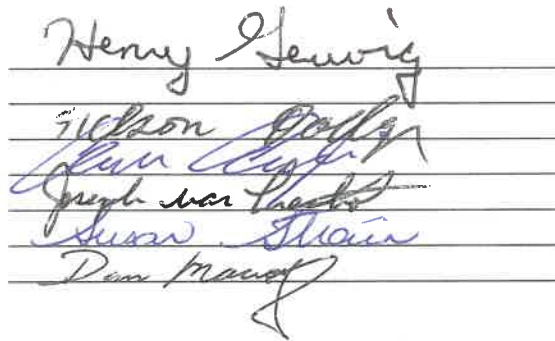
None at this time.

ADJOURNMENT:

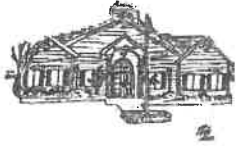
The meeting of the Zoning board of Appeals was adjourned at 8:05 pm on a motion made by Joseph VanLieshout and seconded by Carmen Compoli. All members present voted - All Ayes, No Nos. Motion passed.

APPROVAL OF MINUTES:

Chairman: Henry Gerwig
Board Member: Harold Weismantle
Board Member: Nelson Dodge
Board Member: Carmen Compoli
Board Member: Joseph VanLieshout
Secretary: Susan Strain
Codes Officer: Daniel Maciag



Handwritten signatures of the Zoning Board of Appeals members on lined paper. The signatures are: Henry Gerwig, Nelson Dodge, Carmen Compoli, Joseph VanLieshout, Susan Strain, and Daniel Maciag.



TOWN OF VERONA

COUNTY OF ONEIDA, NEW YORK

A
RECEIVED SEP 11 2024

6600 GERMANY ROAD
DURHAMVILLE, NEW YORK 13054
PHONE: OFFICE (315) 363-6799
Fax (315) 363-5215

Town of Verona Zoning Board of Appeals Notice of Decision #11-2024

The public hearing for Steve Kinter, 6889 Greenway Road, for an 18-foot side-yard variance on the east side to build an attached garage on his property was opened at 7:30 pm on September 9, 2024 on a motion made by Nelson Dodge and seconded by Joseph VanLieshout. The public was invited to speak. There was no one there to speak either for or against the variance. The public hearing was closed at 7:31 pm on a motion made by Joseph VanLieshout and seconded by Carmen Compoli. A motion was made by Nelson Dodge to grant Steve Kinter an 18-foot side yard variance on the east side to build an attached garage 8 feet from the property line. All members present voted - All Ayes, No Nos. Motion passed.

Henry Gerwig
ZBA Chairman



TOWN OF VERONA

COUNTY OF ONEIDA, NEW
YORK

RECEIVED SEP 11 2024

6600 GERMANY ROAD
DURHAMVILLE, NEW YORK 13054
PHONE: OFFICE (315) 363-6799
Fax (315) 363-5215

**Town of Verona
Zoning Board of Appeals
Notice of Decision #10-2024**

The public hearing for Kenneth Brewer, 5345 Tilden Hill Road for a special permit to enlarge his campgrounds at 5145 Tilden Hill Road to have up to forty camping sites, was opened at 7:15 pm on September 9, 2024 on a motion made by Nelson Dodge and seconded by Joseph VanLieshout. The public was invited to speak. There were three people in attendance to speak. Philip DuChene, 5301 Tilden Hill Road, was there to speak in favor of granting Mr. Brewer the special permit. Mr. DuChene stated that all of the improvements that Mr. Brewer has made have been done very well and that he has no issues with enlarging the campgrounds. Also in support of Mr. Brewer were Kevin and Allison Stilwell, 5000 Townline Road, who stated that they are in favor of the special permit. The public hearing was closed at 7:19 pm on a motion made by Joseph VanLieshout and seconded by Carmen Compoli. A motion was made by Joseph VanLieshout to grant a Special Permit to allow Kenneth Brewer to expand his campgrounds from fifteen to forty sites. Motion was seconded by Nelson Dodge. All members present voted - All Ayes, No Nos. Motion passed.

Henry Gerwig
ZBA Chairman