

Village of Skaneateles
Zoning Board of Appeals Meeting
February 24, 2015

Public Hearing in the matter of the the application of Nicholas A. Pitarys to vary the strict application of Section 225-A5 Density Control Schedule for Side yard setback, left; Side yard setback, right; Both side yards combined; and Percentage of structure width/lot width to install a natural gas generator at the property addressed as 98 West Lake Street in the Village of Skaneateles.

Present: Craig Phinney, Chairman
 David Badami, Member
 Mike Balestra, Member
 Curt Coville, Member
 Larry Pardee, Member

 Riccardo Galbato, Attorney for the ZBA
 Dennis Dundon, Clerk to the ZBA

 Nicholas Pitarys, Applicant
 Gale Pitarys, on behalf of the Applicant

 Addison Badami, Skaneateles
 Harry Badami, Skaneateles
 Henry Badami, Skaneateles

Chairman Phinney opened the matter at 7:30 pm announcing the application of Nicholas Pitarys for 98 West Lake Street. Mr. Pitarys introduced himself and presented, "We went to the Planning Board and received their OK and now we are before the Zoning Board. What had happened was back on December 15th we had the generator installed by Saxton Electrical Company. They did all the installation and about 5 or 6 days later they wanted the panel board to be approved. So when they called they talked to Code Enforcement Officer John Crompt and they were informed that they need a building permit. On New Year's Day I got a telephone call from Saxton to inform me that I need a building permit and I have to talk with John. So I came over the next day to meet him and he told me that I need a variance because of the two side yards. So I filled out all the paperwork and then we went to the Planning Board and now we are here with you. The most important thing that we want to make sure you all know is that as soon as they finished, that we talked with our landscaper and he's coming back in spring and he's going to put some shrubs or little trees around it so it blends in with the entire landscaping of the whole area."

Chairman Phinney, "The one thought or question I would have is; my mom has a generator and they are noisy. Of course you don't use them unless nothing else is working. So there is that *yin*

yang. Hers goes on test. Is yours going to be propane?" Mr. Pitarys, "It's going to be natural gas. And it does go on every week just to cycle through, and I'll talk to the landscaper about what we could do to absorb some of the noise from the motor." Member Pardee, "I have a neighbor who has one and 6:40 on Wednesday evenings it goes off." Mr. Pitarys, " We wanted ours to go off at 7:00 am on Saturday, but they are going to come back and adjust the time." Member Badami, "I have a question, what brand did you go with?" Mr. Pitarys, "It was a Siemens." Chairman Phinney, "Do you know about these things?" Member Badami, "I am in the process of knowing about them, and I figured why reinvent the wheel." Member Pardee, "Siemens is a big generator and electrical manufacturer." Mr. Pitarys, "All it says is that it's 11 KW generator, but I believe the whole setup is Siemens. It is very efficient so we'll see what happens."

Chairman Phinney, "Do we have any questions here? Anyone?" He then opened the public comment portion of the hearing. There was no one present or desiring to be heard. Chairman Phinney, "I move that we close the Public Hearing." Member Pardee, "I second the motion." Upon the unanimous vote of the members in favor of the motion, the Public Hearing was closed.

Member Coville, "I would like to make a motion that we approve the application of Nicholas A. Pitarys to vary the strict application of Section 225-A5 Density Control Schedule for Side yard setback, left; Side yard set-back, right,; Both side yards combined; and Percentage of structure width/lot width to install a natural gas generator at the property addressed as 98 West Lake Street in the Village of Skaneateles. This is a Type 2 action and applicant has 30 minutes to complete." Member Badami seconded the motion. Upon the unanimous vote of the members in favor of the motion, the motion was carried. Mr. & Mrs. Pitarys thanked the Board.

On motion of Chairman Phinney, seconded by Member Pardee the meeting was adjourned at 7:36 pm.

Respectfully submitted,

Dennis Dundon, Clerk to the Boards