

**ZONING BOARD OF APPEALS**  
**TOWN OF LLOYD**  
**MINUTES**  
**Thursday, September 12, 2024**

**CALL TO ORDER TIME: 7:00 PM**

**PLEDGE OF ALLEGIANCE**

**ANNOUNCEMENTS: GENERAL, NO SMOKING, LOCATION OF FIRE EXITS, ROOM CAPACITY IS 49, PURSUANT TO NYS FIRE SAFETY REGULATIONS. PLEASE TURN OFF ALL CELL PHONES.**

**Attendance:** Board Members: Paul Gargiulo, Bill Brown, Russ Gilmore, Shawn Zerafa, Jessica Van Houten, Corey Miller; Board Staff: Paul Van Cott (via Zoom) and Sarah Van Nostrand

**Absent:** Board Members: John Litts

**New Public Hearings**

**Sessa, Danille: Area Variance: 5 Lisa Dr: SBL #95.2-7-29**

Applicant is seeking an area variance of 7.5 feet for a shed that the previous owner built.

Shawn asked if the applicant was here tonight seeking a variance for 7.5 feet for a shed that was built by the previous owner.

John H. (Applicant) said yes.

Shawn asked if he had any pictures to show the board.

John H. said that he didn't bring them as it was all done.

Paul G. said that the board had asked for pictures from the street.

John said that he believes that the pictures were sent.

Paul G. said that it was built with a concrete floor.

John H. said yes.

Shawn said that they will continue the public hearing until they get the pictures, but the hearing is not open yet.

Paul G. said that they can open the public hearing.

Shawn said that he makes a motion to open the public hearing, 2<sup>nd</sup> by Russ.  
All ayes, motion passed to open the public hearing.

\*No public comment\*

Russ said that what the board wanted her to do was to put a couple of flags or ribbons and take a couple of pictures, so the board has a better view.

John H. said that they did that.

Paul G. said that they will keep the public hearing open.

### **Continued Public Hearings**

#### **Valentino, Kathleen: Area Variance: 281 Perkinsville Rd: SBL #95.4-2-22.522**

Applicant is seeking an area variance of 0.11-acres to be able to build a two-family house.

\*No public comment\*

Shawn made a motion to close the public hearing, 2<sup>nd</sup> by Paul G.  
All ayes, motion passed to close the public hearing.

Shawn read the resolution.

Motion made by Paul G. to approve the resolution 2<sup>nd</sup> by Bill.

Roll Call Vote:

Paul G.-aye

Bill-aye

Russ-aye

Corey-aye

Jessica-aye

Shawn-aye

Motion passed to approve the resolution.

### **Administrative:**

**Minutes to approve:**

August 8, 2024

Motion made by Shawn to approve the minutes, 2<sup>nd</sup> by Bill.  
All ayes, motion passed to approve the minutes.