TOWN OF PERU ZONING BOARD OF ADJUSTMENT

MINUTES FOR THE MEETING OF 4/27/22

DRAFT

PRESENT

Peter Bradford-chair, Chuck Black, Charlie Howard, David Utiger, Josh Witkin

Call to order by Chair-7:05 PM

Changes to Agenda- none

Hearing:

Application #2285. Michael Hughes’ application for a variance for a residence on a small lot on Yak’s Way. Mr. Hughes explained how he got a permit for a Light Industrial use, and then later applied for a residential Use instead, but was denied the residential use. The board discussed why the residential use which was in theory was less nonconforming was denied and decided that it was due to the board at the time’s confusion over state septic rules which had recently changed. The Hughes hearing was closed, and the board moved onto the next hearing

Application 2286, Ryan Prins applied for a variance and a conditional use review for a Light Industrial Use on a lot on Russel Rd. Mr. and Mrs. Prins described a fire caused by kitchen equipment near their current distillery, and their desire to move the distillery to a safer location on a lot they own adjacent to the Johnny Seesaw restaurant. The lot is very narrow, and under five acres. The board discussed the impact moving the distillery would have on the neighborhood.

The board went into executive session at 8:12 to discuss and vote on the two hearings.

The meeting adjourned at 8:20 P.M.

Approved \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_ \_\_\_\_\_/\_\_\_\_\_/\_\_\_\_\_

Peter Bradford-chair