

Colden Zoning Board Meeting

December 21, 2023

Zoning Board Members Present: Shawn Webster (Chairman), Mark Bus, Andrew Geist, and Alex Keogan

Absent: Bernie Horschel

Also Present: Tom Dziulko (Fire Inspector/Asst Code – Enf. Officer), John Kotlarsz (Bldg. Insp/Code Enf. Officer)
Applicants: Lisa Holmer and Steven Ball
Approximately 8 Residents

Chairman Shawn Webster called the December 21, 2023 Zoning Board Meeting to order at 7:03 PM in the courtroom at the Colden Town Hall.

I. Roll Call of Members

II. Minutes

The Board Members reviewed the July 2023 minutes. Shawn motioned to approve the minutes and Mark seconded, all were in favor.

III. Lisa Holmer

The Zoning Board Members reviewed the documents that were submitted to the Town of Colden by Ms. Lisa Holmer. Shawn asked Ms. Holmer to present her application to the Board. Ms. Holmer is applying for a zoning variance to allow her family to keep her six small breed dogs at her home. She recently moved to the area and was not aware of the code because the realtor mentioned that Ag zoning was exempt.

The Board Members opened the public hearing and closed the public hearing without any comments.

The Board Members reviewed that the property is fenced in by an invisible fence and that the dogs are kept in the house.

A motion was made by Andrew based on the information that was provided to the Zoning Board and Alex seconded. It was stated that the current six dogs will be allowed but not replaceable in the future. All were in favor.

The Board Members tabled the topic until the next Zoning Board meeting.

III. Steven Ball

The Zoning Board Members reviewed the documents that were submitted to the Town of Colden by Mr. Steven Ball. Shawn asked Mr. Ball to present his application to the Board. Mr. Ball is applying to construct an accessory building without a principal structure. The accessory building will allow for storage of equipment used to maintain the building. Mr. Ball explained that the original house on the property burned and the existing foundation remains on the property. Shawn reviewed the code with Mr. Ball and explained that accessory buildings are built after a principal structure is constructed.

The Board Members opened the public hearing and Marilyn Calhoun-Allen gave an example of an accessory building that's located on Holland Glenwood. The color of the example accessory building was discussed with the Code Enforcement Officers and it was confirmed that the property owners are compliant.

The Board Members received Mr. Ball's permission to enter the property and view the current shipping containers that are used for storage and will continue the public hearing at a later date to be announced,

The Board Members tabled the application until the next Zoning Board meeting.

Mark motioned to adjourn at 7:33 PM, and Alex seconded. All were in favor.

Submitted by: Crystal Barrett