

**TOWN OF CHATHAM  
SEPTEMBER 22, 2011**

**ZONING BOARD OF APPEALS  
FINAL COPY**

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**Members Present:**

Robert Leary, Acting Chairman  
Kary Jablonka  
Adrian Ooms  
Jeff Lick  
JP Henkel

**Members Absent:**

Mitchell Khosrova  
David Everett

**Public Present:**

Lisa Connell  
Ava Walters

The September 22, 2011 Zoning Board of Appeals meeting was called to order by Acting Chairman Robert Leary at 7:00PM. The Pledge of Allegiance was recited. JP Henkel moved, and Jeff Lick seconded that the minutes from the previous meeting be adopted. This carried with an abstention from Kary Jablonka.

**NICHOLAS WALTERS- REQUEST FOR A USE VARIANCE TO USE THE  
FORMER FIRE HOUSE ON ROUTE 66 IN CHATHAM CENTER AS AN  
ARTIST STUDIO INFORMATIONAL**

Ava Walters represented her husband at this meeting. A letter from the Fire Company had been previously submitted allowing this request for a variance to come from Mr. Walters. The intention is to utilize the space as a studio for Nicholas Walters, who works in sculpting, painting, copper and furniture building. No one will be living here; it will strictly be used as a studio. The existing doors will be kept, however the side windows may be replaced, and some sheet rocking inside is planned. There was some discussion of the septic capabilities. Kary Jablonka commented on the low impact this would have in this H-1 district. JP Henkel wondered about any possible changes to the exterior. Mrs. Walters stated that they may possibly use some fencing, and grass planting. They don't think they want to keep the parking lot. There will be no signs. This facility would be used a few times a week only. The Board agreed to set this for a Public Hearing at the October 27<sup>th</sup> meeting. Mrs. Walters was given the necessary information needed to contact the adjoining property holders.

Kary Jablonka moved, and Jeff Lick seconded that the meeting be adjourned. The meeting ended at 7:24PM.

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Robert Leary, Acting Chairman

Respectfully submitted,

Marilyn Cohen, clerk

