

ZONING BOARD OF APPEALS

Town of North Dansville & Village of Dansville
14 Clara Barton Street
Dansville, NY 14437

Minutes for Thursday, March 20, 2025

Meeting was called to order by Mary Ann Hoden at 7:00pm

Pledge of Allegiance

Roll Call:

Board Members:	Chairperson, Mark Specchio – Absent
	Mary Ann Holden - Present
	Dick Gillard - Present
	Karen Schleyer - Absent
	Chuck Infantino Present
	Jennifer Howe (Secretary/Alt.) Present

Guests: Joe Cox

Carl Hindle
Robbin Kilsdonk
Eric Noga

Approval of 02/20/2025 Minutes:

A Motion was made by Dick Gillard to accept the March 2025, Minutes.

2nd by Chuck Infantino

All were in favor with **3 AYE, 0 NAY, 0 Abstain.**

NEW BUSINESS:

- 1) Application from Carl and Lisa Hindle for 54 West Ave, for an area variance to subdivide the parcel.

There was a brief discussion, and the barn on the 54 West Ave property would become Karen Howell's property and would just be moving of the lot line.

A Motion was made by Dick Gillard to hold a public hearing on Wednesday, April 16, 2025, 7pm at the North Dansville Town Hall.

2nd by Chuck Infantino

All were in favor with **3 AYE, 0 NAY, 0 Abstain.**

Carl was given instructions on mailing notification letters to residents/businesses within 200ft and to bring the receipt with them for the public hearing or send them to Jennifer, ZAB Secretary before the meeting.

- 2) Application from Robbin Kilsdonk for 2-4 Milton St., requesting a use variance.

There was a discussion where Robbin explained that she hired a contractor, thinking he would get the permits needed, for putting in a shower and countertops in one of the office spaces at 2-4 Milton St., but he did not. Robbin is hoping that in the future she can rent this space to traveling nurses.

However, per zoning law, there cannot be residential/living quarters on the first floor in the business district. Other rental units/Apartments/Air BNBs in the business district are on the second floor.

A Motion was made by Dick Gillard to hold a public hearing on Wednesday, April 16, 2025, 7pm at the North Dansville Town Hall.

2nd by Chuck Infantino

All were in favor with **3 AYE, 0 NAY, 0 Abstain.**

Robbin was given instructions on mailing notification letters to residents/businesses within 200ft and to bring the receipt with them for the public hearing or send them to Jennifer, ZAB Secretary before the meeting.

- 3) Application from SAI-Franklin Plaza for a Variance for a car charging station.

Eric Noga, Senior Construction Manager with Electrify America, working in hand with NYPA (New York Power Authority) was present for this application.

In the discussion, Mary Ann Holden stated that the application does not list a Property Owner, and a variance can only be granted to a property owner. Eric Noga did not think the owner needed to be on there because they are leasing the space. Mary Ann Holden is going to check with Zoning/Code Officer, Tammy Malone and call Eric with the information on this on Friday.

There was some concern from the members of the ZBA members about the location and congestion of traffic and pedestrians in that area. It is already a tight corner. The four (4) new charging stations would be using existing parking spots and the transformer with supporting equipment will be in the grassy area. The road way next Version would remain 2 lanes. Eric said they would be willing to move the charging station spots further down (East), three (3) or four (4) parking slots, opening those free spots closest to the Verizon building for regular vehicles to park in. The equipment would remain where it is in the grassy area.

A Motion was made by Dick Gillard to hold a public hearing on Wednesday, April 16, 2025, 7pm at the North Dansville Town Hall.

2nd by Chuck Infantino

All were in favor with **3 AYE, 0 NAY, 0 Abstain.**

Eric was given instructions on mailing notification letters to residents/businesses within 200ft and to bring the receipt with them for the public hearing or send them to Jennifer, ZAB Secretary before the meeting.

OLD BUSINESS:

There was no old business to discuss.

OTHER BUSINESS:

There was no other business to discuss.

ADJOURNMENT

A Motion was made by Dick Gillard to adjourn.

2nd by Chuck Infantino

All were in favor with **3 AYE, 0 NAY, 0 Abstain.**

Meeting was adjourned at 7:38pm.

Next Meeting is Wednesday, April 16, 2025, at 7pm – Town Hall 14 Clara Barton St. Dansville, where the three (3) public hearings will be held.

Applications for Robbin Kilsdonk and SAI charging stations will be sent to the Livingston County Planning Board for review.

Public Hearing notices will be published on the Village website and in the appropriate publication paper.

Respectfully Submitted,
Jennifer Howe, ZBA Secretary