

**Notice of Public Hearing
Zoning Board of Appeals
Town of Cobleskill**

Please take notice that the Zoning Board of Appeals of the Town of Cobleskill, New York, will hold a public hearing at 5:00 pm on June 15, 2011 in the codes/conference rm at 378 Mineral Springs Rd., Cobleskill NY on the request of Owner Tony Xsinos for three area variances, on the premises located at 2938 St. Rt. 7 (former Boreali's Restaurant), which is within a B2 zone, as follows:

Applicant wants to: add on an outdoor deck area (West side), add on a Florida rm (East side), and add a main entrance portico on the existing building.

Denied building permits state: Front set back required is 105' from center of line of NYS Rt 7 – App. requests 86' 3” for outdoor deck. Appendix C – required front yard setback from center of line of Rt 7 is 105'- applicant requests 60'. Side yard set back (East) required is 30' – applicant requests 24' 6” for Florida room. Required set back from St Rt. 7 is 105' – (centerline) applicant requests 45' 3” for portico.

The application is open to inspection at the Town Offices. Persons wishing to appear may do so in person or by a representative. Communications in writing will be accepted at or before the hearing.

The environmental significance of the proposed variances will be reviewed by said Board.

Re: SBL 70.-1-2.1

Dated: May 31, 2011

Craig Morlang, Chairman ZBA

Please Publish Once on 6/8/11

**Bill to: Town of Cobleskill
PO Box 327
Cobleskill, NY 12043**

Posted on the Town Bulletin Board 5/31/11

E-mailed to Times Journal 5/31/11

Notifications to 500' property owners 6/1/11 certified mail

DOT and County Commission review required 6/1/11

