



Paula A. Mahan
Town Supervisor

TOWN OF COLONIE

Zoning Board of Appeals
Public Operations Center
347 Old Niskayuna Road
Latham, New York 12110

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<https://www.colonie.org/boards/zba/>

James Campbell
Chairman

Michael J. Garry
Counsel

MINUTES OF MEETING ZONING BOARD OF APPEALS DECEMBER 15, 2021

Chairman Campbell called the meeting of the Town of Colonie Zoning Board of Appeals to order on **December 15, 2021** at 7:00 p.m. in the Public Operations Center, 347 Old Niskayuna Rd., Latham, New York.

Present: James Campbell, Chairman
William Carl
Kirk Huang
Mary Nardolillo
Martin Robinson
Tracy Swanson
Nick Viggiani
Michael Garry, Counsel

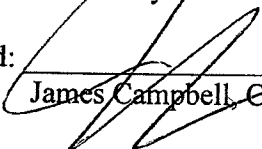
12-15-2022
Mary Nardolillo
Colonie Town Clerk

The meeting minutes of **December 1, 2021** were reviewed. A correction was made to the minutes – the application of 1205 Central Avenue was disapproved 4:2 with Kirk Huang and Tracy Swanson voting in the negative. William Carl made a motion to approve all the minutes as corrected. Mary Nardolillo seconded the motion and they were unanimously approved.

A public hearing was held on the application of **Lynn Sipperly, Sipperly and Associates (agent for 44 Sherwood LLC c/o NAI Platform Management Group)** for the premises located at **44 Sherwood Drive/60 Sherwood Drive/42 Sherwood Drive**. **Lynn Sipperly** made a presentation to the Board. James Campbell made a motion to approve the variance as presented with the following recommendations: 1. Additional trees located between the buffer areas. 2. Expand setback between new street (Brookdan Court) and existing garage located at 42 Sherwood Drive. Mary Nardolillo seconded the motion and the application was approved 6:1 with Nick Viggiani voting against.

A public hearing was held on the application of **Justine L. Spada and David Fuina** for the premises located at **107 Everett Road**. David Kimber – ABD Engineering made a presentation to the Board. Kirk Huang made a motion to approve the variance as presented. Mary Nardolillo seconded the motion and the variance was unanimously approved.

The board recognized Mary Nardolillo's completion of her Zoning Board of Appeals term. There being no more business, William Carl made a motion to close the meeting at 7:40 p.m. Nick Viggiani seconded the motion and it passed unanimously. The board recognized Mary's service as she will not be on Board next year.

Approved: 
James Campbell, Chairman

Date: 1/5/2022