



TOWN OF AMENIA

4988 Route 22, AMENIA, NY 12501
(845) 373-8118, Ext. 124 Fax (845) 373-9147

ZONING BOARD OF APPEALS MEETING MONDAY, FEBRUARY 14, 2022 7:00 P.M. - IN - PERSON

REGULAR MEETING:

**SILAND RECREATIONAL FACILITY - Special Use Permit
4391 Route 22 Amenia, NY**

OTHER MATTERS: Minutes 1/10/2022



TOWN OF AMENIA

4988 Route 22, AMENIA, NY 12501
(845) 373-8118, Ext. 122-124 Fax (845) 789-1132

ZBA MEETING MONDAY, February 14, 2022 VIA ZOOM and IN-PERSON at TOWN HALL

PRESENT: David Menegat
Tracy Salladay
John T. Metcalfe – VIA ZOOM
Paula Pelosi
James Walsh - Alternate
James Wright – VIA ZOOM

OTHERS PRESENT: Rob Stout -Attorney for ZBA- Matters VIA ZOOM
Patrick O’Leary VHB – Engineer for SILAND
John Andrews – Town Engineer

The meeting was held in the Planning/Zoning Board meeting room at Town Hall. David Menegat was asked to be Acting Chairman and run the meeting. The Regular Meeting was opened by motion from J. Wright, seconded by P. Pelosi and carried at 7:05pm. The Pledge of Allegiance was recited. A presentation was made to the board members by Patrick O’Leary from VHB Engineers for SILAND.

Some highlights include:

- *A recreational facility with amenities such as pickle ball, ice hockey, basketball, baseball, swimming pool, tennis courts, etc.
- *The facility is not open to the public, except for small non-profit organizations for fundraising or town blood clinics, etc.
- *The site is fully compliant with current Zoning Laws
- *The elevations of the buildings were discussed
- * The grade of the land and topography were discussed relative to the project
- * lighting was discussed
- * parking was discussed

Jim Wright spoke of his concerns being; the operations plan (not complete), the need for clarification of numbers for parking availability (50 or 75?0, the need for buffers and lighting issues.

A Draft Resolution which would include the comments from the this meeting was addressed as presented and a motion was made by J.Wright, seconded by T.Metcalf and carried to prepare the Resolution with comments that would include the following(as listed by John Andrews.) This would then be forwarded to the Planning Board for their consideration.

1. The concern for an extensions of SILO RIDGE
2. The Operations Plan and availability for Civic Use
3. The Parking Issue – need to be fine-tuned in numbers
4. Concerns about the Upper Elevations of the Dome and it’s lighting as seen from NYS 22.
5. Confirm lighting plan – NO LIGHTING after dark for **outside sport fields**

The vote was all were in favor as follows: David Menegat, Terry Metcalfe, Paula Pelosi, Jim Wright and Tracy Salladay.

A motion was made by J.Wright, seconded by D.Menegat and carried to approve the minutes from the January 10, 2022 meeting.

A motion to adjourn was made by J.Wright, seconded by P. Pelosi and carried at 8:20p.m. The next scheduled meeting for the ZBA is March 21, 2022,

Respectfully submitted



Judith Westfall
ZBA Secretary