

**TOWN OF DAY ZONING BOARD OF APPEALS**  
**PUBLIC HEARING AND REGULAR MEETING-DRAFT MINUTES**

**MAY 19, 2025**

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**APPROVED**

**A REGULAR MEETING** of the Zoning Board of Appeals of the Town of Day, County of Saratoga, State of New York, was held in Day Town Hall, 1650 North Shore Rd., Hadley, NY 12835 on May 19, 2025.

The meeting was called to order by Chairwoman April Schmick at 7:00 pm with the following answering roll call: Jeremy Allen, Steve Edwards, Rob Zeglen and Attorney Matt Fuller.

Tina Seibert not present.

**Motion** made and seconded to approve the April 21, 2025 Regular meeting minutes.

Ayes: Chairwoman April Schmick, Steve Edwards, Rob Zeglen and Jeremy Allen

**Carried:** 4-0

**Discussion of Variance Application for David M. and Robin L. Renko: Parcel # 32.16-1-12, 2495 North Shore Rd., Hadley, NY 12835**

Board Member Rob Zeglen offered to recuse himself because his son Nicholas Zeglen was involved with property owners as their architect and builder and Rob is a personal friend of the Renko's. The board stated that it was not necessary.

Nicholas Zeglen submitted a packet of photographs for the record showing the property when the Renko's first purchased it and how it looks today. He submitted pictures of the house being planned to be built - it is a small log cabin modular home-the back wall will be located in same place as original with a side setback variance of 3' - the front of the cabin will come forward towards road - the front variance applied for is 33'.

A new well has been drilled and a new sewer to be installed.

Letters from the Renko's neighbors giving support to them for the building of the proposed cabin was in application package submitted to the Board.

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**Motion** made by Steve Edwards to accept the application, seconded by Rob Zeglen with the stipulation that plans with a raised seal be submitted prior to next meeting scheduled June 16, 2025.

**Ayes:** Chairwoman April Schmick, Steve Edwards, Rob Zeglen and Jeremy Allen

**Carried:** 4-0

The Board scheduled a Public Meeting for Renko's on June 16, 2025, at 7:00 pm at Day Town Hall, 1650 North Shore Rd., Hadley, NY 12835.

PZ Clerk to forward Zoning Action Referral Application to Saratoga County Department of Planning & Economic Development and also needs to publish Public Hearing Notice in Post Star.

**Discussion of Variance Application for Frank and Melissa Giovinazzo: Parcel # 33.11-2-5, 1168 Kathan Rd. Corinth, NY 12822**

Giovinazzo's representative states the variance applied for at the above location is a 4-foot height variance. They are proposing to raise the height of the soil grade by bringing in loads of topsoil in the front and the sides of the existing house so the height of the house will change from 44' to 34' which is 4' over the height limit.

The Board is requiring full size set of drawings with raised seal to be submitted by June 2, 2025.

**Motion** made and seconded to accept the application with the stipulation of the plans being submitted.

**Ayes:** Chairwoman April Schmick, Steve Edwards, Rob Zeglen and Jeremy Allen

**Carried: 4-0**

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The Board scheduled a Public Meeting for Giovinazzo's on June 16, 2025 at 7:00 pm at Day Town Hall, 1650 North Shore Rd., Hadley, NY 12835

PZ Clerk to forward Zoning Action Referral Application to Saratoga County Department of Planning & Economic Development and also needs to publish Public Hearing Notice in Post Star.

**Public Hearing Conducted to Discuss Variance Application for Anthony Furco: Parcel 55.05-1-4.24, 2190 South Shore Rd., Hadley, NY 12835.**

Mr. Furco had submitted the revised plot plan and revised denial letter from the Code Enforcement Officer as requested by the Board at last month's meeting.

Mr. Furco also submitted receipts of certified letters he had mailed to his neighbors and their written responses stating that they had no problem with the variances Mr. Furco had applied for. No contact from the public stating otherwise.

**Balancing Test: 1.** Rob Zeglen states the applicant's variances applied for was very feasible so home would be more comfortable to live in and give owner protection from the sun's heat and inclement weather.

2. Chairwoman April Schmick, Steve Edwards and Rob Zeglen states no undesirable change in neighborhood character or detriment to nearby properties.

3. The property owner's request was substantial and per Jeremy Allen the property owner did a great job with presentation – Chairwoman April Schmick, Steve Edwards and Rob Zeglen agreed.

4. The Board agreed unanimously that the request will not have any adverse physical or environmental effects.

5. The Board agreed unanimously that the alleged difficulty was not self-created.

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**Motion** made and seconded to close the Public Hearing.

Ayes: Chairwoman April Schmick, Steve Edwards, Rob Zeglen and Jeremy Allen

**Carried: 4-0**

**Motion** made by Rob Zeglen to approve Mr. Furco's Area Variance Application

Ayes: Chairwoman April Schmick, Steve Edwards, Rob Zeglen and Jeremy Allen

**Carried: 4-0**

**Motion** made and seconded to adjourn meeting at 8:13 pm.

Ayes: Chairwoman April Schmick, Rob Zeglen, Steve Edwards and Jeremy Allen

**Carried: 4-0**

Sandra Mahr

PZ Clerk