

LIVINGSTON ZONING BOARD

June 10, 2025

The regular meeting of the Livingston Zoning Board was held 10 Jun 2025 and opened at 7:00pm with the Pledge of Allegiance.

Present

Thomas Alvarez (Zoning Board Chair)

Jason Munz (Deputy Zoning Board Chair)

Charles Dickens

Sarah Price

Kyle Nilan (Zoning Board Secretary)

Andrew Howard (Zoning Board Attorney)

Absent

Bradley Papp

David Kimball

Participants

- Jimmy Garver

Minutes

- Meeting started with the Pledge of Allegiance at 19:00.
- Roll call at 19:01.

- Reading of the meeting minutes by Kyle Nilan. Motion to accept minutes was made by Jason Munz, 2nd by Charles Dickens.
 - All in favor. Motion approved.
 - Discussed that there was no correspondence.
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New Business

ZB-33 - Area Variance (James Garver)

Area Variance application for fence variance to increase height of fence from 4' to 6' in the front yard, per §4.13.2 of the town zoning code at 2114 SR 9, 170.-1-43.

- The applicant Jimmy Garver introduced the proposed project to build to a 6' tall fence in his front yard to reduce road noise from Route 9 and pointed to the location of the proposed fence on the site map.
 - Jason Munz asked about setback from road for visibility of drivers exiting the property, and suggested a minimum of 15' might be appropriate.
 - It was noted that there is no guideline for setback.
 - Thomas Alvarez asked if any fence there now, Jimmy Garver said there is not.
 - Mr. Garver described the type of fence he will build himself of rough-cut hemlock.
 - The Board agreed it would be wise to address and amend the code as it stands on fence height.
 - Sarah Price asked Mr. Garver to locate his house on the site map.
 - Mr. Alvarez asked if Mr. Garver shared his driveway. He does.
 - Sarah Price suggested using plants to help dampen sound.
 - Sarah Price raised the question of visibility for traffic entering and exiting the property and asked about the length of the fence. It will be about 90' long.
 - Sarah Price raised a motion to set a public hearing for next month, 08 Jul 2025 2nd by Charles Dickens. All approved.
 - Because of schedule conflict Mr. Garver cannot be present, but either his wife or the property owner will be present in his place.
 - Motion to adjourn was made by Jason Munz, 2nd by Sarah Price.
 - Meeting ended at 19:22
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There being no further business, a motion to adjourn was made by Jason Munz, 2nd by Sarah Price.

All present voted AYE. Motion passed.

Next scheduled meeting will be held 08 Jul 2025

Meeting closed at 19:22

Respectfully submitted,

Kyle Nilan
Secretary Livingston Zoning Board

DRAFT