

ZBA of the Village of Bloomingburg

Minutes of the ZBA Meeting

Date: Tuesday, January 9th, 2025

Property Discussed: High Corner Church Development

Meeting Start Time: 4:00 PM

Meeting Chair: Moses Gancz, ZBA Chair

Attendance

Applicant: Mr. Aba Greenut

Applicants Consultant: Joel Jungreis, YMY Planning & Development

Planning Board Members: Moses Gancz - Chairman, Jacob Jareslowitz, Samuel Posen,

Meeting Proceedings:

1. Opening:

- The meeting commenced with the pledge.
- Chairman Moses Gancz opened the meeting and asked the applicant to present the project.

2. Project Presentation:

- Joel Jungreis, Consultant, explained the modifications to the original project presented. We recently changed from 4 different types of buildings to 4 identical buildings. The project would now require more variances.
 - As it is a subdivision, it would require a public hearing.

3. Applicant's Explanation:

Mr. Aba Greenhut, the Applicant, explained the reason for changing to the current plan of four identical buildings, stating that it would result in a nicer development.

- Moshe Gancz and other planning board members expressed their concern that the need for so many variances was not appealing to them.

4. Public Hearing Motion:

- Jacob carried the motion to open a public hearing.
- Samuel Posen seconded the motion.
- All in favor, Aya.

5. Public Comments:

- No public comment, it was left open until later on.

6. Closing Motion:

- Moshe Gancz carried a motion to adjourn the meeting, seconded by Jacob.
- All in favor, Aya

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Meeting End Time: 4:25 PM

These minutes have been recorded and submitted for documentation and review.