



Town of Moreau
ZONING BOARD OF APPEALS AGENDA
November 19, 2025 - 7:00 pm
Town Hall Meeting Room, 351 Reynolds Rd

The Zoning Board's Agenda is subject to change and certain items may be postponed or withdrawn. For agenda updates please visit our website www.townofmoreau.org or call the Town Building Department 518-792-4762.

The following applications shall be reviewed by the Zoning Board of Appeals as Public Hearings:

Minutes Approval

Old Business

Use Variance

Appeal No. 898 Rohne Use Variance

Applicant seek a Use Variance from the Zoning Board of Appeals for uses not permitted by right or special use permit to include commercial office, event, and professional services spaces in a existing structures. **Zoning District:** R-5. **SBL:** 90.-1-20.21 **Property Location:** 260 Clark Road.

Applicant: Dana Rohne. **SEQR Type:** Type II.

NOTE: Public Hearing Opened 9/24. Applicant to find tenant. Board to make determination as to approve or disapprove within 60 days (11/23).

New Business:

Use Variance

Appeal No. 901 Aiken Use Variance

Applicant seek a Use Variance from the Zoning Board of Appeals for uses not permitted per Chapter 149. Specifically applicant seeks to construct accessory structure without a principle structure on adjacent, non-contiguous parcel. **Zoning District:** R-5. **SBL:** 77.-2-7.112 **Property Location:** 81 Hatchery Road. **Applicant:** Jim Aiken. **SEQR Type:** Type II.