

**TOWN OF KNOX  
ZONING BOARD OF APPEALS  
MEETING MINUTES  
May 24, 2007**

In attendance: Bob Edwards; Earl Barcomb, Chairman; Robert Simpson; Amy Pokorney; Dave Holley; Carol Barber, Recording Secretary.

The meeting was called to order by Chairman Earl Barcomb at 7:30 p.m. The minutes of the April meeting were read. A discussion was held regarding the Renko Special Use Permit. A motion was made by Bob Edwards, seconded by Dave Holley to accept the minutes as read.

Paul Centi, new owner of the Township Tavern on Rt. 146, was in attendance for a Public Hearing to obtain a Special Use Permit. He plans to open the Township Tavern (previously Lucky's Tavern) as a family style restaurant. He is in the process of obtaining a liquor license and certificate of occupancy. There will be no late hours and will be operated as more of a restaurant than a bar. He may also try a lunch schedule. He has received no negative feedback at this point. The capacity is for approximately 80 people. No outside activities are anticipated. There will be handicap access. There are no plans to use the upstairs for anything other than personal use. The back room may be utilized for private parties. Bob Delaney has done one walk through so far. It is Mr. Centi's hope to open by June 13. A discussion was held regarding the need for some type of fencing/buffer to be installed. Mr. Centi agreed and July 4 was set as the completion date. Robert Simpson stated that he feels that's too short of a time to ask of a new business. A discussion was held regarding the serving of meals outside. The Board did not feel they could approve that request at this time, but may revisit it in the future. A motion was made by Amy Pokorny, seconded by Bob Edwards to grant the Special Use Permit. The motion carried.

Ed & Alice Gavin (1545 Thompson Lake Road) were in attendance for a Public Hearing to obtain a variance for a 36x53 garage as a replacement for one lost in a fire. There will be no backing out onto the road. It is strictly for residential use – no business. It will be built as far back from the road as possible. A motion was made by Robert Simpson for an 18' side yard variance and up to 48' front yard variance. Seconded by Dave Holley, motion carried.

It was noted that Bob Delaney issued two citations to Mae Dale for a non-conforming sign and retail business.

It was also noted that Joe Best of the Knox Country Store/Papa Joe's, may be retiring and leaving the business to his son. A discussion was held as to whether this will affect the permit.

A motion was made by Dave Holley, seconded by Bob Edwards to adjourn the meeting. Motion carried. Meeting adjourned at 9:30 p.m.

Respectfully submitted,

Carol Barber  
Recording Secretary