



*"The Heart of the Park... Where the Eagle Soars"*

[www.shandaken.us](http://www.shandaken.us)

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P.O. Box 134, 7209 Rte. 28, Shandaken, NY 12480

## LEGAL NOTICE

NOTICE IS HEREBY GIVEN that the Town of Shandaken Zoning Board of Appeals will hold a PUBLIC HEARING pursuant to §267-a of State Law and as prescribed by the District Schedule of Area and Bulk Regulations of the Town of Shandaken Zoning Code for the purpose of hearing the following application:

An application for a **Use Variance** submitted by John and Ann Carroll Michelotti for property located at **338 Oliverea Road, Big Indian, New York**, further identified as Tax Map No. 12.-1-27. Said parcel consisting of 101 acres and being located within the Residential 1.5-Acre Zoning District.

The applicants are seeking a Use Variance to allow the conversion of an existing garage into an Accessory Dwelling Unit.

The Public Hearing will be held on **March 18, 2026 at 6:45 p.m.** at the **Shandaken Town Hall, 7209 Route 28, Shandaken, New York.**

Any person wishing to be heard on this matter will be given the opportunity at that time. Written comments may be submitted prior to the hearing by email to **bldgzoning@shandaken.gov** or by mail to:

Town of Shandaken  
PO Box 134  
Shandaken, NY 12480

All written comments must be received no later than **March 18, 2026 at 3:00 p.m.**

Dated: February 20, 2026

Town of Shandaken  
Zoning Board of Appeals