

# *Town of Poughkeepsie*

## *Department of Planning*

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### **NOTICE OF TOWN OF POUGHKEEPSIE PLANNING BOARD REGULAR MEETING June 19, 2008 6:30 PM**

### **DECISION AGENDA**

**1. FAITH ASSEMBLY OF GOD. PUBLIC HEARING.**

**Site Plan Hearing** for a proposal to construct a new church and private school. (*Public Hearing adjourned May 15, 2008*) Corner of Spackenkill and Boardman Roads. Zoned IN (Institutional). 23.68 +/- acres; Grid #6260-03-049464. *Faith Assembly of God, owner. PUBLIC HEARING OPENED AND ADJOURNED UNTIL AUGUST 21, 2008.*

**2. TGI FRIDAY'S. PUBLIC HEARING.**

**Site Plan Hearing** for a proposal to demolish the existing Denny's Restaurant and construct a TGI Friday's Restaurant. (*Site plan deferred October 18, 2007*) 2500 South Road, Poughkeepsie Plaza Mall. Zoned B-SC, Shopping Center Business. 1.07 +/- acres; Grid #6160-01-057740. *Poughkeepsie Shopping Center, owner. PUBLIC HEARING OPEN AND CLOSED. SITE PLAN APPROVAL GRANTED.*

**3. LEE SUBDIVISION. PUBLIC HEARING.**

**Preliminary Subdivision Hearing** for a four (4) lot subdivision. (*Previous Subdivision approval expired January 19, 2008*) Jackson Road (*along Wappingers Creek*). Zoned R-20,000, Residence, Single Family. 21.75 +/- acres; Grid #6259-03-025365. *Yung W. & Booyung Lee, owners. PUBLIC HEARING OPEN AND CLOSED. SUBDIVISION APPROVAL GRANTED. NEGATIVE RECOMMENDATION CONVEYED.*

**4. TILCON/POUGHKEEPSIE ASPHALT PLANT RELOCATION PROJECT.**

**PUBLIC HEARING. Site Plan Hearing** for a proposal to relocate the asphalt plant within the existing quarry (Clinton Point Quarry). (*Public Hearing adjourned March 20, 2008*) 295 Sheafe Road. Zoned Q (Quarry). 8.3 +/- acres; Grid #6059-04-800100. *Tilcon New York, Inc., owner. PUBLIC HEARING OPENED AND ADJOURNED UNTIL JULY 17, 2008. SITE PLAN APPROVAL DEFERRED.*

5. **ROSE WOODS SUBDIVISION. PUBLIC HEARING.**  
**Final Subdivision Hearing** to subdivide Lot #7 of the approved Dara View subdivision into four (4) lots. (*Preliminary approval granted September 20, 2007*) Sunset Avenue.  
Zoned R-20, Residential. 4.70 +/- acres; Grid #6162-05-085925. *Metro Builders Corp., owner.*  
**PUBLIC HEARING OPEN AND CLOSED. SUBDIVISION APPROVAL GRANTED.**
6. **MARIST NORTH CAMPUS PARKING LOT EXPANSION. PUBLIC HEARING.**  
**Site Plan Hearing** for expansion and redevelopment of an existing parking area. (*Lead Agency declared April 17, 2008*) 3399, 3499, and 3491 North Road. Zoned IN (Institutional).  
2.317 +/- acres; Grid #'s 6062-02-891913, 6062-02-873997, 6062-02-917955.  
*Marist Real Property Services, Inc., owner.* **PUBLIC HEARING OPENED AND CLOSED.**  
**SITE PLAN APPROVAL DEFERRED.**
7. **ASHTON PARK. PUBLIC HEARING.**  
**Site Plan Hearing** for a proposed commercial development. (*Lead Agency declared April 17, 2008*) 2055 South Road and 83 Old Post Road. Zoned B-NH, Neighborhood Highway Business.  
6.64 +/- acres; Grid #'s 6159-03-375410 and 6159-03-365369. *Addison & Fitz, owners.*  
**PUBLIC HEARING OPENED AND ADJOURNED UNTIL AUGUST 21, 2008. SITE PLAN APPROVAL DEFERRED.**
8. **FLYNN SUBDIVISION. PUBLIC HEARING.**  
**Preliminary Subdivision Hearing** for a proposal to subdivide a parcel into three (3) lots. (*Lead Agency declared May 15, 2008*) 2432 New Hackensack Road and Carriage Hill Lane.  
Zoned R-20,000, Residence, Single Family. 3.59 +/- acres; Grid #6261-03-180220.  
*Michael Flynn, owner.* **PUBLIC HEARING OPENED AND CLOSED. SUBDIVISION APPROVAL DEFERRED.**
9. **OMNIPOINT COMMUNICATIONS/T-MOBILE – HUDSON PLAZA.**  
**Site Plan Review** for a proposal to co-locate three (3) wireless antennas on an existing 120' stealth flag pole owned by Nextel, including equipment cabinets. (*Preliminary deferred March 15, 2007*) 2585 South Road (Hudson Plaza). Zoned B-SC, Shopping Center.  
25.2 +/- acres; Grid #6060-02-968700. *Mid-Hudson Association, owners.*  
**SITE PLAN APPROVAL GRANTED.**
10. **RIVER TERMINAL SERVICES. RECOMMENDATION TO THE TOWN BOARD.**  
**Recommendation to the Town Board** to rezone property from O-R to I-H to use an existing gravel area for the storage of fuel oil trucks, increase parking and install a shed. 650 Sheafe Road.  
Zoned O-R. 6.97 +/- acres; Grid #6159-01-315505. *River Terminal Services LLC, owner.*  
**POSITIVE RECOMMENDATION CONVEYED.**
11. **ROSE WOODS SUBDIVISION.**  
**Time extension of Preliminary approval** to subdivide Lot #7 of the approved Dara View subdivision into four (4) lots. (*Time extension granted March 20, 2008*) Sunset Avenue.  
Zoned R-20, Residential. 4.70 +/- acres; Grid #6162-05-085925. *Metro Builders Corp., owner.*  
**NINETY DAY TIME EXTENSION GRANTED.**

- 12. WALGREENS/DUNKIN DONUTS SUBDIVISION AND SITE PLAN.**  
**Planning Board to declare its intent to be Lead Agency** for a proposal to demolish the existing buildings and build a Walgreens, Dunkin Donuts, and a two lot subdivision. 825 – 829 Dutchess Turnpike. Zoned B-H (Highway Business). 2.06 +/- acres; Grid #6262-04-592073. *Konover Development Corp., owner. LEAD AGENCY INTENT DECLARED.*
- 13. AMOLK, INC. (SUNOCO GAS STATION).**  
**Planning Board to declare its intent to be Lead Agency** for a proposal to remove the existing pump islands and install (4) pump islands. 2194 South Road. Zoned B-H (Highway Business). 0.54 +/- acres; Grid #6159-01-313763. *Labh Bhangu, owner. LEAD AGENCY INTENT DECLARED.*
- 14. RECOMMENDATION TO THE TOWN BOARD**  
**Recommendation to the Town Board** regarding a Temporary Town-Wide Moratorium on Residential Development in the Institutional Zone for a period of nine (9) months.  
**NEGATIVE RECOMMENDATION CONVEYED.**

*Minutes approved- January 18, 2007 and February 15, 2007.*

