



## **Workshop- Special Meeting / NOVEMBER 6, 2008**

**TOWN HALL MEETING ROOM  
ONE OVEROCKER ROAD, POUGHKEEPSIE, NY 12603 (845) 485-3657**

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### **Workshop Agenda**

**5:00 P.M (W-1)**

**WALGREENS**

Applicant: Konover Development Corporation

Property Location: 825 – 829 Dutchess Turnpike.

***Discussion of a proposed site plan to demolish the existing buildings and build a Walgreens and a two (2) lot subdivision.***

**5:20-6:20 P.M (W-2)**

**HUDSON HERITAGE DEVELOPMENT MASTER PLAN**

Applicant: Hudson Heritage Development LLC

Property Location: Route 9 (Hudson View Drive).

***Discussion of SEQR Scoping and Recommendation to the Town Board regarding a proposed master development plan.***

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PLEASE NOTE THAT WORKSHOP ITEMS ARE NOT SUBJECT TO PUBLIC DISCUSSION

### **Decision Special Meeting Agenda Commencing at 6:30 p.m.**

**1. TILCON ASPHALT PLANT RELOCATION. PUBLIC HEARING.**

**Site Plan Hearing** for a proposal to relocate the asphalt plant within the existing quarry (Clinton Point Quarry). (*Public Hearing adjourned September 18, 2008*)  
295 Sheafe Road. Zoned Q (Quarry). 8.3 +/- acres; Grid #6059-04-800100.

*Tilcon New York, Inc., owner. **REMOVED FROM THE AGENDA, ADJOURNED TO DECEMBER 11, 2008.***

**2. THE SEASONS ASSISTED LIVING/EBS POUGHKEEPSIE. PUBLIC HEARING.**

**Recommendation to the Town Board and SEQR review** for a proposed senior housing overlay district designation and subsequent subdivision and site plan approvals for the existing Econolodge property. (*Lead Agency Intent declared by Town Board October 1, 2008; designated to the Planning Board on October 22, 2008*) 2625 South Road (US Route 9). Zoned B-H (Highway Business). 14.55 +/- acres; Grid #6060-02-950800. *R&D Hotel LLC, owner.*

***PUBLIC HEARING OPENED AND ADJOURNED TO DECEMBER 11, 2008.  
RECOMMENDATION AND SEQR DEFERRED.***

3. **UNDERHILL SUBDIVISION. PUBLIC HEARING.**  
**Preliminary Subdivision Hearing** for a two (2) lot subdivision. (*Lead Agency Intent declared March 20, 2008*) 113 Underhill Road. Zoned R-4A (Residence, Single Family). 10.5 +/- acres; Grid #6262-01-122642. *Sheila Underhill, trustee. PUBLIC HEARING OPENED AND CLOSED. PRELIMINARY SUBDIVISION APPROVAL DEFERRED.*
4. **RECOMMENDATION TO THE TOWN BOARD.**  
**Recommendation to the Town Board** regarding a zoning amendment to adopt a new local law on “signs”. *NO ACTION TAKEN.*
5. **VANGUARD ORGANIZATION.**  
**Status Report and Potential Action** regarding implementation of approved permits. (*Amended aquatic resource and land contour permits granted June 5, 2008*) 9 Spring Road. Zoned R-1.5A (Residential, Single Family). 4.26 +/- acres; Grid #6159-03-453369. *Vanguard Organization, Inc., Owner. RESOLUTION APPROVED REQUIRING SITE STABILIZATION.*
6. **VASSAR COLLEGE BALDWIN HOUSE.**  
**Time Extension** for improvements to an existing parking lot on the west side of the Baldwin House and the addition of a new parking lot northeast of the building. (*Site Plan approval November 15, 2007*) 124 Raymond Avenue. Zoned IN (Institutional). 256.19 +/- acres; Grid #6261-03-100450. *Vassar College, owner. NINETY DAY TIME EXTENSION GRANTED.*
7. **IBM CHILLER PLANT UPGRADE.**  
**Planning Board to declare its Intent to be Lead Agency** for (2) two additions to the existing chiller building, small addition to the pump house, and two cooling towers added for a total of (5)five. 2455 South Road. Zoned I-H (Heavy Industry). 104.2 +/- acres; Grid #6060-02-820506. *IBM Corporation, owner. LEAD AGENCY INTENT DECLARED.*
8. **IBM GENERATOR UPGRADE.**  
**Planning Board to declare its Intent to be Lead Agency** for (3) three new exterior generators, new utility building, and interconnection to utility power. 2455 South Road. Zoned I-H (Heavy Industry). 104.2 +/- acres; Grid #6060-02-820506. *IBM Corporation, owner. LEAD AGENCY INTENT DECLARED.*
9. **INNIS AVENUE GAS STATION.**  
**Architectural Review (Amended)** for a proposal to replace (2) two signs and install (1) one similar type illuminated Shell channel letter sign and to install Shell branded fascia panels to cover the existing white fascia. 190 Innis Avenue. Zoned B-N (Neighborhood Business). 2.14 +/- acres; Grid #6162-15-729296. *Ralph and Dominic DeSantis, owners. ARCHITECTURAL REVIEW APPROVED WITH CONDITION.*
10. **PLANNING BOARD RESOLUTION.**  
**Resolution** to send memorandum to Town Board requesting funding to replace sound system in the Town Hall meeting room. *RESOLUTION APPROVED.*