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Town of Poughkeepsie

Planning & Zoning

NOTICE OF TOWN OF POUGHKEEPSIE PLANNING BOARD MEETING

SEPTEMBER 16, 2010
DECISION AGENDA

6:30 PM

A) PUBLIC HEARINGS

1. ROUTE 9D PROFESSIONAL PARK.

Site Plan Hearing for a proposed professional office park, total 41,520 S.F., consisting of a three story central building and two two-story wings, with associated parking. NYS Route 9D (East Side); Zoned B-H (Highway Business); 4.4 +/- acres; Grid #6158-01-390820. *Socker Spring Park LLC, owner.*

PUBLIC HEARING ADJOURNED TO OCTOBER 21, 2010.

MOVED: John Weisman

SECONDED: Carl Whitehead

CARRIED: 7-0

2. PAGE GRAND RENTAL STATION.

Site Plan and Aquatic Resource Permit Hearing to amend a previously approved site plan of June 8, 1995 for existing stormwater pond to be removed and replaced with subsurface stormwater storage system. 100 Salt Point Turnpike; Zoned IL (Light Industry); 3.05 +/- acres; Grid #6162-16-799485. *Brian Page, owner.*

PUBLIC HEARING ADJOURNED TO NOVEMBER 18, 2010.

MOVED: Richard Davison

SECONDED: Marvin Bennett

CARRIED: 7-0

3. CRYO WELD.

Site Plan Hearing to reuse the former 8,500 S.F. TEG Credit Union portion of an existing building for new use by a service business. 10-14 Tucker Drive; BN (Neighborhood Business); 5.826 +/- acres; Grid #6262-03-162080. *10 Tucker Drive, LLC, owner.*

PUBLIC HEARING ADJOURNED TO OCTOBER 21, 2010.

MOVED: Richard Davison

SECONDED: Marvin Bennett

CARRIED: 7-0

4. WILTSE, ROSE SUBDIVISION (2-lot minor).

Subdivision Hearing for a two lot subdivision of land with existing residences and outbuildings. 907 Dutchess Turnpike; Zoned R-20 (Residence Single Family, 20,000 S.F.); 6.65 +/- acres; Grid #6262-04-667251. *Rose Wiltse, owner.*

PUBLIC HEARING ADJOURNED TO NOVEMBER 18, 2010.

MOVED: Patrick Rose
SECONDED: Richard Davison
CARRIED: 7-0

5. HUDSON VALLEY HEALTH, FITNESS AND WELLNESS CENTER.

Site Plan Hearing for a proposal to develop a mixed use facility including retail businesses, medical offices, and a fitness center. 1984 South Road; Zoned B-H (Highway Business); 8.88 +/- acres; Grid #6159-03-413250. *Stanley Scheinberg, owner.*

PUBLIC HEARING CLOSED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

APPLICATION DISMISSED WITHOUT PREJUDICE.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

6. GOLF PLAZA.

Site Plan Hearing to develop a 16,100 S.F. commercial center. 68 Creek Road; Zoned B-N (Neighborhood Business); 1.47 +/- acres; Grid #6162-02-695673. *Lau-Kim Properties, owner.*

PUBLIC HEARING OPENED.

MOVED: Richard Davison
SECONDED: Patrick Rose
CARRIED: 7-0

PUBLIC HEARING ADJOURNED TO OCTOBER 21, 2010.

MOVED: Richard Davison
SECONDED: Robert Gorman
CARRIED: 7-0

SEQRA INCOMPLETE AND ACTION DEFERRED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

7. THE PARK AT INWOOD LAKE-SITE PLAN AMENDMENT.

Aquatic Resource Protection Permit Hearing for construction of a previously approved clustered 52 unit subdivision. Halley Court and Erin Court (off East Cedar Street); Zoned R-20 (Residence Single Family, 20,000 S.F.); 15.0 +/- acres; Grid #'s 6162-06-378794, et al...*Inwood Lake LLC, owner.*

PUBLIC HEARING OPENED.

MOVED: Richard Davison
SECONDED: Edwin La Perche
CARRIED: 7-0

PUBLIC HEARING ADJOURNED TO OCTOBER 21, 2010.

MOVED: Richard Davison
SECONDED: Edwin La Perche
CARRIED: 7-0

B) SUSPEND RULES FOR PUBLIC COMMENT

THE PLANNING BOARD SUSPENDED THE RULES TO ALLOW PUBLIC COMMENT ON OTHER MATTERS.

MOVED: Carl Whitehead
SECONDED: Richard Davison
CARRIED: 7-0

THE PLANNING BOARD RESUMED THE RULES.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

C) PLAN REVIEWS

1. NEW BEGINNINGS PARKING LOT.

Flood Plain Development Permit for a previously approved site plan to pave and expand the existing gravel parking lot. 35 DeGarmo Road; Zoned R-20 (Residence Single Family, 20,000 S.F.); 6.32 +/- acres; Grid #6262-04-743048. *Christian and Missionary Alliance of Poughkeepsie, owner.*

FLOOD PLAIN DEVELOPMENT PERMIT GRANTED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

2. ARTEAGA FITNESS PARKING EXPANSION.

Site Plan Review and Planning Board to declare its Intent to be Lead Agency to increase the already existing parking lot by adding 22 spaces. 234 & 230 North Road; Zoned B-N (Neighborhood Business) & O-R (Office Research); 2.8 +/- acres (Arteaga) & 5.4 +/- acres (Dutchess); Grid #'s 6062-02-975581 & 6062-02-976554.
Arteaga Rental LLC & Dutchess County D.P.W., owners.

LEAD AGENCY INTENT DECLARED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

SITE PLAN DEFERRED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

3. AT&T MOBILITY COLOCATION @ IBM.

Site Plan Review, Waterfront Consistency and Planning Board to declare its Intent to be Lead Agency for a 10' x 15' expansion of an existing fenced compound and co-location of a wireless telecommunication facility on an existing tower. 54 River Edge Drive; Zoned I-H (Heavy Industry) & WD-2 (Waterfront District 2); 0.02 +/- acres; Grid #6060-04-840280.
IBM Corporation, owner.

LEAD AGENCY INTENT DECLARED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

SITE PLAN DEFERRED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

D) OTHER BUSINESS

1. SOUTH HILLS LAND, LLC.

Pre-Application Discussion for a proposed cluster subdivision of 20 single family homes on a 15.46 acre site. 237 NYS Route 9D; Zoned R-20 (Residence Single Family, 20,000 S.F.); 23.26 +/- acres; Grid #6158-01-290785. *South Hills Land, LLC, owner.*

DISCUSSION ONLY, NO ACTION TAKEN.

2. BHATT LAND CONTOUR CHANGE.

Major Land Contour Permit as an amendment to a previously issued Minor Land Contour Permit. 37 Cardinal Drive; Zoned R-20 (Residence Single Family, 20,000 S.F.); 0.947 +/- acres; Grid #6159-01-152631. *Yogesh Bhatt, owner.*

SEQRA NEGATIVE DECLARATION ADOPTED.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

CONDITIONAL SITE PLAN APPROVAL GRANTED.

MOVED: Richard Davison
SECONDED: Edwin La Perche
CARRIED: 7-0

3. THE SEASONS ASSISTED LIVING/EBS POUGHKEEPSIE.

Time Extension for site plan and subdivision approvals for a senior housing and future commercial development. 2625 South Road (US Route 9); Zoned SHOD Overlay (Senior Housing Overlay District) on Lot 1 only and B-H (Highway Business) on both lots; 14.55 +/- acres; Grid #6060-02-950800. *R&D Hotel, LLC, owner.*

180 DAY TIME EXTENSION GRANTED FOR SITE PLAN APPROVAL FROM OCTOBER 15, 2010 FORWARD TO APRIL 13, 2011 AND A 180 DAY TIME EXTENSION GRANTED FOR SUBDIVISION APPROVAL FROM NOVEMBER 20, 2010 FORWARD TO MAY 19, 2011.

MOVED: Edwin La Perche
SECONDED: Marvin Bennett
CARRIED: 7-0

4. KUEHNER SUBDIVISION.

Time Extension for a three lot subdivision. 423 Sheafe Road; Zoned R-20 (Residence Single Family, 20,000 S.F.) & WD-1 (Waterfront District 1); 3.72 +/- acres; Grid #6159-03-015064. *Kurt Kuehner, owner.*

NINETY (90) DAY TIME EXTENSION GRANTED FROM OCTOBER 12, 2010 FORWARD TO JANUARY 10, 2011.

MOVED: Richard Davison
SECONDED: Marvin Bennett
CARRIED: 7-0

PRESENT:	ABSENT:
Chairman Weisman	
Member Bennett	
Member Davison	
Member Gorman	
Member LaPerche	
Member Rose	
Member Whitehead	