



Town of Poughkeepsie

Planning Department

1 Overocker Road
Poughkeepsie, NY 12603

845-485-3657 Phone
845-486-7885 Fax

NOTICE OF PLANNING BOARD

SPECIAL MEETING

OCTOBER 22, 2015

5:00 PM

DECISION AGENDA

A) **PUBLIC HEARINGS**

1. **DUTCHESS GOLF CLUB MINOR SUBDIVISION**

Minor Subdivision Hearing for a two lot minor subdivision of the 139.60 acre Dutchess Golf parcel to create a separate 0.37-acre parcel for an existing single family residence located along the northern property line. 2628 South Road; Zoned R-2A (Residence Single Family 2 Acre) District; \pm 139.60 acres; Grid #6160-01-235760; Unlisted Action; *Dutchess Golf Club LLC*, Owner.

MOTION TO OPEN THE PUBLIC HEARING.

MOVED: Richard Davison
SECONDED: Ed LaPerche
CARRIED: 7-0

MOTION TO ADJOURN THE PUBLIC HEARING TO NOVEMBER 19, 2015.

MOVED: Richard Davison
SECONDED: Ed LaPerche
CARRIED: 7-0

MOTION TO ADOPT A NEGATIVE DECLARATION DATED OCTOBER 22, 2015.

MOVED: Richard Davison
SECONDED: Ed LaPerche
CARRIED: 7-0

MOTION TO DEFER ACTION ON THE DUTCHESS GOLF CLUB MINOR SUBDIVISION APPLICATION PENDING ACTION ON PROPOSED VARIANCES BY THE ZONING BOARD OF APPEALS, AND DIRECT THE APPLICANT TO RESPOND TO THE COMMENTS RECEIVED FROM TOWN DEPARTMENTS AND AGENCIES.

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

B) *SUSPEND RULES FOR PUBLIC COMMENT – Comments limited to three (3) minutes*

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

MOVED: John Weisman
SECONDED: Carl Whitehead
CARRIED: 7-0

THE PLANNING BOARD RESUMED THE RULES.

MOVED: John Weisman
SECONDED: Carl Whitehead
CARRIED: 7-0

C) *PLAN REVIEWS*

- 1. *BMW OF THE HUDSON VALLEY – PARKING LOT IMPROVEMENTS***
SEQRA and Site Plan Review for revisions to an approved site plan for the recently constructed sales building, to add and improve the adjacent southern parcel for auto display and sales use. 2064 & 2068 South Road; Zoned Highway Business (B-H) District; 7.47 ± acres; Grid #s 6159-03-418429 and -445442; Unlisted Action; *Omega Real Estate Holdings, LLC, Owners.*

MOTION TO WAIVE THE SITE PLAN PUBLIC HEARING FOR THIS PROJECT IN ACCORDANCE WITH TOWN CODE §210-151(D).

MOVED: Richard Davison
SECONDED: Ed LaPerche
CARRIED: 7-0

MOTION TO ADOPT A SEQRA NEGATIVE DECLARATION FOR AN UNLISTED ACTION DATED OCTOBER 22, 2015.

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

MOTION TO GRANT CONDITIONAL SITE PLAN APPROVAL FOR THE BMW OF THE HUDSON VALLEY – PARKING LOT IMPROVEMENTS AMENDED SITE PLAN.

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

2. ONE PAGE PARK/TEXAS ROADHOUSE

Discussion of revised layout for proposed rezoning by the Town Board from the O-R (Office Research) to the B-H (Highway Business) District, and subsequent Site Plan approval by the Planning Board to redevelop the lot for a $\pm 7,163$ SF restaurant and a $\pm 6,889$ SF retail store. 2323 South Road; Zoned O-R (Office Research) District; 3.3 \pm acres; Grid #6161-03-111047; Unlisted Action; *One Page Park, LLC, Owner.*

DISCUSSION ONLY; NO ACTION TAKEN.

D) OTHER BUSINESS

1. TOWN BOARD REFERRAL OF ZONING MAP AMENDMENT, §210-11, REZONING 30 ARLINGTON AVENUE

Recommendation to the Town Board regarding a proposed amendment to the zoning map to rezone 30 Arlington Avenue from B-H (Highway Business) District to R-20 (Residence Single Family 20,000 SF) District.

MOTION TO CONVEY A POSITIVE RECOMMENDATION REGARDING THE PROPOSED REZONING.

MOVED: John Weisman
SECONDED: Ed LaPerche
CARRIED: 7-0

PRESENT:	ABSENT:
Chairman Weisman	Member Bennett (alt)
Member Davison	
Member Fanelli	
Member LaPerche	
Member Paganelli	
Member Romeo	
Member Whitehead	

MOTION TO TERMINATE MEETING AT 6:05 P.M.

MOVED: Richard Davison
SECONDED: Ed LaPerche
CARRIED: 7-0