



Town of Poughkeepsie

Planning Department

1 Overocker Road
Poughkeepsie, NY 12603

845-485-3657 Phone
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NOTICE OF PLANNING BOARD

SPECIAL MEETING

August 16, 2016
6:00 PM

DECISION AGENDA

C) PLAN REVIEWS

1. MACDONNELL HEIGHTS TOWN CENTER SITE PLAN

Scoping Document Discussion for a proposed mixed use development including 288 to 350 residential dwelling units in apartments and townhomes; 85,000 to 180,000 SF of mixed commercial development; recreation area; and associated parking. 928, 932, 935 & 936 Dutchess Turnpike, Dutchess Turnpike and Victory Lane; Zoned MHC (MacDonnell Heights Center) and I-H (Heavy Industrial); ± 60.87 acres; Grid #s 6262-04-723342, 761394, 749282, 754298, 758301, 864243 and 892195; Type I Action. *Meadow View Properties LLC, Kirchoff Properties, LLC and Industrial Retro LLC, Owners.*

MOTION THAT THE PLANNING BOARD ADOPT “RESOLUTION TO ISSUE A POSITIVE DECLARATION AND TO SET A PUBLIC SCOPING SESSION IN THE MATTER OF MACDONNELL HEIGHTS TOWN CENTER”.

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

MOTION TO ACCEPT THE RESOLUTION AS READ INTO THE RECORD AND DIRECT TOWN STAFF TO CIRCULATE THE POSITIVE DECLARATION FORM AND DRAFT SCOPING DOCUMENT TO ALL INVOLVED AND INTERESTED AGENCIES, AND TO MAKE AVAILABLE COPIES OF THE DRAFT SCOPING DOCUMENT TO THE PUBLIC PURSUANT TO 6 N.Y.C.R.R. 617.8(B), INCLUDING POSTING THE NOTICES AND THE DRAFT SCOPING DOCUMENT ON THE TOWN WEBSITE.

**MOVED: John Weisman
SECONDED: Rich Davison
CARRIED: 7-0**

2. 33 ARLINGTON AVENUE

Site Plan Review for modifications of use, parking and façade of an existing building. 33 Arlington Avenue; Zoned B-H (Highway Business) District; ± 0.52 acres; Grid #6161-08-868920; *Built Parcel Five, LLC, Owner.*

MOTION THAT THE PLANNING BOARD AS LEAD AGENCY HEREBY DETERMINES THAT THE 33 ARLINGTON AVENUE SITE PLAN WOULD NOT HAVE A SIGNIFICANT ADVERSE EFFECT ON THE ENVIRONMENT, AND THAT A DRAFT ENVIRONMENTAL IMPACT STATEMENT WILL NOT BE REQUIRED FOR THE REASONS SET FORTH IN THE SEQRA NEGATIVE DECLARATION FOR AN UNLISTED ACTION DATED AUGUST 16, 2016.

**MOVED: John Weisman
SECONDED: Rich Davison
CARRIED: 7-0**

MOTION THAT THE PLANNING BOARD GRANT CONDITIONAL SITE PLAN REVIEW APPROVAL FOR 33 ARLINGTON AVENUE.

**MOVED: John Weisman
SECONDED: Rich Davison
CARRIED: 7-0**

MOTION TO ACCEPT ARCHITECTURAL REVIEW AS PRESENTED.

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

3. DUTCHESS GOLF & COUNTRY CLUB AMENDED SITE PLAN

Site Plan Review for tree cutting timing changes regarding improvements to add a ±3,024 SF ancillary clubhouse building, outdoor wedding function area, new ponds, landscaping, aesthetic lighting and putting green renovations. 2628 South Road; Zoned R-2A (Residence, Single-Family 2-Acre) District; ±140 acres; Grid #6160-01-235760; Unlisted Action; *Dutchess Golf and Country Club, Owner.*

MOTION THAT THE BOARD AUTHORIZE STAFF TO FILE AN AMENDED NEGATIVE DECLARATION TO ELIMINATE THE CUTTING RESTRICTION FOR ENDANGERED BAT SPECIES HABITAT FOR THE PROPOSED PROJECT.

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

MOTION TO TERMINATE THE MEETING AT 6:51 PM.

MOVED: Rich Davison
SECONDED: Rocco Romeo
CARRIED: 7-0

PRESENT:	ABSENT:
Chairman Weisman	
Member Davison	
Member Fanelli	
Member LaPerche	
Member Paganelli	
Member Romeo	
Member Whitehead	