



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

June 4, 2019

5:00 PM

DECISION AGENDA

HUDSON HERITAGE

Review of SEQRA Findings and a Determination of Consistency for a Proposed Modified Development Master Plan for a total 750 residential units, 350,000 SF new commercial space, and adaptive re-use of the Administrative Building main wing (80,000 SF) and five other structures; **Site Plan Public Hearing** for Phase I development consisting of ± 134 residential units in four buildings with ± 273 parking spaces; a total $\pm 193,300$ SF commercial space in 16 buildings with 1,126 parking spaces; related streets and utility infrastructure; **and Preliminary (Major) Subdivision Public Hearing** for a total of 16 lots on the site and roads to be dedicated to the Town. 3532 North Road (U.S. Route 9); Zoned HRDD (Historic Revitalization Development District); ± 156.19 acres; Grid #6163-03-011149; SEQRA Findings for a Type 1 Action issued December 6, 2017 by the Town Board; *EFG/Saber Heritage SC, LLC, f/k/a/ EFG/DRA Heritage, LLC, Owner.*

Motion that the Planning Board open the Public Hearing.

Moved: Carl Whitehead
Seconded: Rocco Romeo
Carried: 7-0

Motion that the Planning Board close the Public Hearing.

Moved: Carl Whitehead
Seconded: Nicole Gemmati
Carried: 7-0

Motion that the Planning Board adopt the Resolution adopting SEQRA findings for the Hudson Heritage project as prepared by Town Planning Staff and Town Consultants.

Moved: Nicole Gemmati
Seconded: Rocco Romeo
Carried: 6-1 (P. Fanelli nay)

Motion that the Planning Board adopt the Resolution approving the Modified Development Master Plan for the Hudson Heritage project as prepared by Town Planning Staff and Town Consultants.

Moved: Nicole Gemmati
Seconded: Rocco Romeo
Carried: 6-1 (P. Fanelli nay)

Motion that the Planning Board adopt the Resolution of Conditional Approval of the Preliminary Major Subdivision layout for the Hudson Heritage project as prepared by Town Planning Staff and Town Consultants.

Moved: Nicole Gemmati
Seconded: Rocco Romeo
Carried: 6-1 (P. Fanelli nay)

Motion that the Planning Board adopt the Resolution of Conditional Site Plan Approval for Phase 1 of the Hudson Heritage project as prepared by Town Planning Staff and Town Consultants.

Moved: Nicole Gemmati
Seconded: Rocco Romeo
Carried: 6-1 (P. Fanelli nay)

PRESENT:	ABSENT:
Chairman Whitehead	
Member Fanelli	
Member Gemmati	
Member Nasser	
Member Paganelli	
Member Quinn (alt)	
Member Romeo	

MOTION TO TERMINATE THE MEETING AT 6:10 P.M.

Moved: Nicole Gemmati
Seconded: Rocco Romeo
Carried: 6-0 (P. Fanelli left the room)