



# Town of Poughkeepsie

## Zoning Department

1 Overocker Road  
Poughkeepsie, NY 12603

845-485-3650 Phone  
845-790-4772 Fax

**DECISION AGENDA**  
**TOWN OF POUGHKEEPSIE ZONING BOARD OF APPEALS**  
**REGULAR MEETING**  
**AUGUST 8, 2011**  
**7:00 PM**

### Old Business

1. **Closed Public Hearing, Deliberation – ABD Stratford, LLC**, 198 Bower Road. Zone R-4A, Grid #6362-01-320922-0000. Requesting an Interpretation of §210-160(A) and §210-160(C) of the Town Code appealing a determination by the Zoning Administrator that townhouse type dwelling units are not permitted on the Stratford Farms Subdivision. Type II Action. **Matter Adjourned To September 12, 2011.**

2. **Closed Public Hearing, Deliberation – Joseph & Laura Cogoni, 22 Dublin Lane**, Zone R-20, Grid #6261-01-451738-0000. The requested Area Variance is for relief from Article VIII, §210-69 of the Town Code to allow a fence greater than 3 ½ feet in height within the front yard. Type II Action.

*The Board voted to grant the variance for the reasons set forth in the resolution of the Board.*

**Motion:** Jim Challey  
**Second:** Betty Bomba  
**Nay:** Paul Lahey  
**Vote:** 6:1:0

3. **Public Hearing – Robert Germano on behalf of Germano’s Auto Center, 2255 South Road**, Zone B-H, Grid #6060-02-994630-0000. The requested Special Use Permit is submitted pursuant to Article VIII, §210-87 of the Town Code to allow an automotive repair facility. Unlisted Action. **Matter To Be Adjourned to October 10, 2011.**

### New Business

4. **Public Hearing – George Smith, 567 Sheafe Road (Lot #57)** Zone R-MH, Grid #6159-03-165380-0000. The requested Area Variance is for relief from Article IV, Section 210-19(D) of the Town Code to allow the installation of a roof over an existing deck to be located 4.75 from the side lot line where 10 feet is required. Type II Action.

*The Board voted to grant the variance for the reasons set forth in the resolution of the Board.*

**Motion:** Betty Bomba  
**Second:** Art Grace  
**Recused:** Anthony Cuchelo  
**Vote:** 6:0:1

5. **Public Hearing – Park at Innwood Lake Estates**, East Cedar Street, Zone R-20. Request for an Interpretation of §210-124 and §210-131 of the Town Code in regard to the allowable number of temporary signs. Type II Action. **Matter To Be Adjourned to September 12, 2011.**
6. **Public Hearing – Bergen Sign Company (Ashley Furniture), 1895 South Road**, Zone SHC, Grid #6158-01-297959-0000. The requested Area Variance is for relief from Article IX, Section 210-127(C) of the Town Code to allow the installation of a wall sign of 216.75 square feet where only one wall sign of 24 square feet is allowed. Unlisted Action.

*The Board determined that the proposed action would not have a significant environmental impact and thereafter issued a Negative Declaration.*

**Motion:** Marcy Marlow

**Second:** Art Grace

**Vote:** 7:0:0

*The Board voted to grant a wall sign of 144 square feet wall for the reasons set forth in the resolution of the Board.*

**Motion:** Marcy Marlow

**Second:** Betty Bomba

**Vote:** 7:0:0

#### Correspondence

**SEQR Lead Agency** – Town of Poughkeepsie Planning Board is requesting to continue its role as Lead Agency on Route 9D Professional Office Park, Route 9D, East Side.

*The Board voted to consent to the Town Planning Board acting as Lead Agency on this matter.*

**Motion:** Marcy Marlow

**Second:** Art Grace

**Vote:** 7:0:0

**SEQR Lead Agency** – Town of Poughkeepsie Planning Board is requesting Lead Agency on Dr. Modi (Idom Equities), 29 Lagrange Avenue.

*The Board voted to consent to the Town Planning Board acting as Lead Agency on this matter.*

**Motion:** Marcy Marlow

**Second:** Betty Bomba

**Vote:** 7:0:0

#### **PRESENT:**

Chairman Challey

Member Bomba

Member Buckey

Member Cuchelo (arrived late after the commencement of the meeting)

Member Grace

Member Marlow

Member Lahey (Alt)

#### **ABSENT:**

Member Capone