



Town of Poughkeepsie

Zoning Department

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DECISION AGENDA
TOWN OF POUGHKEEPSIE ZONING BOARD OF APPEALS
REGULAR MEETING
February 13, 2012
7:00 PM

Old Business

1. **Public Hearing Closed. Deliberation – ABD Stratford, LLC**, 198 Bower Road. Zone R-4A, Grid #6362-01-320922-0000. Request for 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 March 12, 2012**
2. **Public Hearing Adjourned – Robert Germano on behalf of Germano’s Auto Center, 2255 South Road**, Zone B-H, Grid #6060-02-994630-0000. Request for a Special Use Permit pursuant to Article VIII, §210-87 of the Town Code to allow an automotive repair facility. Unlisted Action. **Matter Adjourned to May 14, 2012.**
3. **Public Hearing Adjourned – Anthony Leo, 13 Spring Street**, Zone R-20, Grid #6162-05-239816-0000. Request for an area variance from Article IV, Section 210-16(E) of the Town Code to allow a proposed home to be located 6 feet from the east side lot line and 16 feet from the west side lot line where 20 feet is required; and a variance of Section 280-a of NYS Town Law for the construction of a single family dwelling on existing lot with no frontage on an improved public street. Type II Action. **Matter Adjourned to March 12, 2012**
4. **Public Hearing Adjourned – Orthopedic Associates of Dutchess County, 1910 South Road**, Zone I-L Grid#6159-03-393037-0000 . The application seeks: 1) an amendment to a prior June 15, 1995 area variance under which a second wall sign was permitted in lieu of any freestanding sign; and 2) area variances for relief from Article IX, Section 210-127(C) (only one wall sign permitted) of the Town Code to allow the installation of a third wall sign of 35.5 square feet near the eastern-most building entrance, and the installation of a fourth wall sign of 18 square feet near the western-most building entrance. Unlisted Action. **Matter Adjourned to March 12, 2012**
5. **Public Hearing Adjourned– Salt Point LLC. 130 Salt Point Turnpike**, Zone I-L, Grid # 6162-02-860585-0000 Request for an area variances from Article IX, Section 210-129(B) of the Town Code to allow the installation of two freestanding signs of 55 square feet where only one freestanding sign of no more than 50 square feet is allowed; and relief from Article IX, Section 210-129(C) of the Town Code to allow a wall sign of 18.85 square feet to be mounted on a rear wall where any wall sign is required to be mounted on the front of any building. Unlisted Action. **Matter Adjourned to March 12, 2012**

New Business

6. **Public Hearing – The Pool Guys, 2294 South Road, Zone B-H, Grid #6159-01-193996-0000.** The requested Area Variance is for relief from Article IX, Section 210-127(C) of the Town Code to allow the installation of a second wall sign of 35 square feet where only one wall sign is allowed. Unlisted Action. **Matter Adjourned to March 12, 2012**

7. **Public Hearing – SierraLily, 1955 South Road, Zone B-SC, Grid #6159-03-334149-0000.** The requested Area Variance from 1) Article IX, Section 210-127(C) of the Town Code to allow the installation of a second wall sign (canopy) of 23 square feet where only one wall sign is allowed; and 2) Article IX, Section 210-123(F) of the Town Code to allow a second wall sign not to be affixed flat against the building facade. Unlisted Action. **Matter Adjourned to March 12, 2012**

Correspondence

SEQR Lead Agency – Town of Poughkeepsie Planning Board is requesting Lead Agency on *TLP Associates Subdivision, Fallkill Avenue, Howard Street and 5 McKinley Lane.*

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

Motion: James Challey

Second: Art Grace

Vote: 5:0:0

Meeting adjourned at 7:09 PM

MOVED: Karmen Bucky

SECONDED: Art Grace

CARRIED: 5:0:0

PRESENT:

Member Bucky
Member Capone
Chairman Challey
Member Cuchelo
Member Grace
Member Lahey (Alternate)

ABSENT:

Member Bomba
Member Marlow