

ZONING BOARD OF APPEALS
AGENDA

MONDAY JUNE 1, 2015

7:30 P.M. Called to Order

1. Acceptance of minutes of May 4, 2015

2. **OLD BUSINESS**

12-14-03 USE VARIANCE: DUTCHESS PROVISIONS (OWNER ALAN LEHIGH OF 3 DAUGHTERS HOLDING CO. LLC) 141 DALEY ROAD, POUGHKEEPSIE, NEW YORK Grid No. 6259-02-897882

Seeking a Use Variance in order to permit warehousing and storage of six commercial vehicles in an RFD (residential flexible density) zoning district. Chapter 240-27 Schedule of Permitted Uses & Special Use Permits does not permit warehousing in an RFD zoning district. (*Lyons*)

9-14-03 USE VARIANCE: GARY E. BECK JR., Z3 CONSULTANTS, (OWNER, JAMIE TURELL) 275 EMANS ROAD, LAGRANGEVILLE, NEW YORK Grid No. 6559-01-465994

Seeking a use variance in order to permit light industry in an R-120 zoning district. Chapter 240-27 Schedule of Permitted Uses & Special Use Permits does not permit light industry in an R-120 zoning district. Adjourned to October 5, 2015

12-14-02 USE VARIANCE **AMENDED**: CHRIS NEJAME (OWNER: STEVEN AMES ENTERPRISES LLC), 1820 ROUTE 82, LAGRANGEVILLE, NEW YORK Grid No. 6559-02-600783

Seeking a Use Variance in order to permit office/retail in an RLD (residential low density) zoning district. Chapter 240-27 Schedule of Permitted Uses & Special Use Permits does not permit office or retail business in an RLD zoning district (*Gomez Anderson*)

05-15-02 AREA VARIANCE: APPLICANT RALPH GASTIN (OWNER JOSEPH WILLIAMS), 14 VERVALEN DRIVE, POUGHKEEPSIE, NEW YORK Grid No. 6461-03-229095

Seeking relief of 9' from the right of way of Vervalen Drive in order to construct a 15' x 21'7" garage addition with a proposed setback of 46 feet. §240-28 Schedule B requires a minimum setback from the r.o.w. of a town road of 55'.

3. **NEW BUSINESS**

06-15-01 AREA VARIANCE: PHILIP MESSINA, 15 KUTNER ROAD, LAGRANGEVILLE Grid No. 6561-03-437357

Seeking relief of 12 feet from the side property line in order to construct a 12' x 14' shed with a setback of 28'. §240-28 Schedule B requires a minimum side yard setback of 40'.

06-15-02 AREA VARIANCE: MARLAINA JUNIOR, 119 ROTHENBURGH ROAD, TOWN OF LAGRANGE Grid No. 6260-02-629926

Seeking relief of 1 foot from the side yard setback in order to construct a 5' x 6' addition with a setback of 14' from the property line. §240-29 G.(1) requires a minimum side yard setback of 15'.

06-15-03 AREA VARIANCE: VINCENT CANNIZZARO, 23 STRINGHAM ROAD,
TOWN OF LAGRANGE. Grid No. 6460-03-416119

Seeking relief of 10 feet from the rear yard property line in order to construct a 26'5" x 12'5" inground pool with a setback of 20'. §240-28 Schedule B requires a minimum rear yard setback of 30'.