AGENDA as of July 19, 2017

Town of Wappinger Zoning Board of Appeals                 Town Hall
MEETING DATE: July 25, 2017                                20 Middlebush Road
TIME: 7:00 PM                                               Wappinger Falls, NY

Acceptance of the Minutes from July 11, 2017

Discussion:

Appeal No. 17-7609 (Variance)
Smart Subdivision – Seeking an area variance Section 240-20B of District Regulations in an R40 Zoning District.
- Where 50 feet is required for the length of a flag lot driveway, the applicant can only provide 25 feet at the narrowest point, thus requesting a variance of 25 feet.
The property is on 2.059 acres and is located at 191 River Road North and is identified as Tax Grid No. 6056-01-241913 in an R-40 Zoning District in the Town of Wappinger.
(Hudson Land Design) (Cantor)

Appeal No. 17-7622 (Variance)
Rebecca & George Piazza: Seeking an area variance Section 240-37 of the District Regulations in an R40 Zoning District.
- Where 25 feet to the side yard property line is required, the applicant can only provide 9 feet for the construction of an additional 10’x 11’ deck (next to an existing pool and deck), thus requesting a variance of 16 feet.
The property is located at 5 Schuele Drive and is identified as Tax Grid No. 6258-02-800676 in the Town of Wappinger.

Appeal No. 17-7623 (Variance)
Sharon Ann Hundley & Matthew Carpenter: Seeking an area variance Section 240-37 of the District Regulations in an R20 Zoning District.
- Where 40 feet to the rear yard property line is required, the applicant can only provide 16’ 8” for an existing above ground pool, thus requesting a variance of 23’ 2” feet.
- Where a shed has been placed on the adjoining property owned by the applicant without a primary use, the applicant is requesting a variance to allow the shed to remain. An accessory use may not be placed on a parcel that does not have a primary use.
The property is located at 15 Thorn Acres Drive and is identified as Tax Grid No. 6056-03-223388 (pool/central air) and 6056-03-228402 (existing 12’ x 24’ shed no electric) in the Town of Wappinger.
Appeal No. 17-7619 (Variance)

Gloria Quezada: Seeking an area variance Section 240-37 of the District Regulations in an HM Zoning District.

Where **12 feet** to the side yard property line is required, the applicant can only provide **7 feet** to allow for an existing dwelling to remain and be altered, thus requesting a variance of **5 feet**.

The property is located at **120 New Hamburg Road** and is identified as **Tax Grid No. 6157-01-005621** in the Town of Wappinger.