

## AGENDA as of September 22, 2022

Town of Wappinger Zoning Board of Appeals  
MEETING DATE: September 27, 2022  
TIME: 7:00 PM

Town Hall  
20 Middlebush Road  
Wappinger Falls, NY

### Roll Call

### Acceptance of the Minutes from September 13, 2022

### Adjourned Public Hearing:

#### Appeal No.: 22-7758 (Area Variance)

**Karan Garewal:** Seeking an area variance Section 240-37 of District Regulations in an R80 Zoning District.

-Where **10 feet** to the side yard property line is required, the applicant can provide **8.2 feet** for the legalization of an existing 10 x 14 sf. shed, thus requesting a variance of **1.8 feet**.

-Where **40 feet** to the side yard (right) property line is required, the applicant can provide **15.2 feet** for the legalization of a front bedroom addition, thus requesting a variance of **24.8 feet**.

-Where **40 feet** to the side yard (left) property line is required, the applicant can provide **30 feet** for the legalization of a front bedroom addition, thus requesting a variance of **10 feet**.

-Where **40 feet** to the side yard (right) property line is required, the applicant can provide **25 feet** for the legalization of a rear kitchen addition, thus requesting a variance of **15 feet**.

-Where **40 feet** to the side yard (left) property line is required, the applicant can provide **12 feet** for the legalization of a rear kitchen addition, thus requesting a variance of **28 feet**.

-Where **40 feet** to the side (right) property line is required, the applicant can provide **27 feet** for the legalization of a rear deck addition, thus requesting a variance of **13 feet**.

-Where **40 feet** to the side (left) property line is required, the applicant can provide **17 feet** for the legalization of a rear deck addition, thus requesting a variance of **23 feet**.

The property is located at **12 Schlichter Road** and is identified as **Tax Grid No.: 6156-02-986957** in the Town of Wappinger. (Public Hearing: July 26, 2022) (Public Hearing adjourned to August 23, 2022) (Public Hearing adjourned to September 27, 2022)

**Public Hearing:**

**Appeal No.: 22-7761 (Area Variance)**

**Farris Ibrahim & Jill Brodsky-Ibrahim**: Seeking an area variance Section 240-37 of District Regulations in an R40 Zoning District.

-Where **25 feet** to the side (right) yard property line is required, the applicant can provide **12' 11"** for the installation of an 18' x 36' in-ground pool, thus requesting a variance of **12' 1"**.

The property is located at **20 Peter Drive** and is identified as **Tax Grid No.: 6157-04-963227** in the Town of Wappinger.

**Discussion:**

**Appeal No.: 22-7763 (Variance)**

**Stephen J. Mazzei**: Seeking an area variance Section 240-37 of the District Regulations in an R20 Zoning District.

-Where **no accessory structure is permitted in the front yard, the applicant is seeking a variance to allow for an 18' x 33' above ground oval pool with deck to be placed in their front yard.**

-Where **35 feet** to the front yard party line is required, the applicant can provide **3.9 feet** for the installation of an 18' x 33' above ground oval pool with deck, thus requesting a variance of **3.11 feet**.

The property is located at **16 Wendy Road** and is identified as **Tax Grid No. 6258-01-065735** in the Town of Wappinger.

**Appeal No.: 22-7764 (Variance)**

**Licari Subdivision**: Seeking an area variance Section 240-37 of the District Regulations in an R20/40 Zoning District.

-Where **40,000 square feet** is required, the applicant can provide **30,696 square feet** for the construction of a single family residence on 1.64 acres, thus requesting a variance of **9,304 square feet**. The property is located at **39 Middlebush Road** and is identified as **Tax Grid No.: 6157-01-458871** in the Town of Wappinger.