

## AGENDA as of March 25, 2024

Town of Wappinger Zoning Board of Appeals  
MEETING DATE: March 26, 2024  
TIME: 7:00 PM

Town Hall  
20 Middlebush Road  
Wappinger Falls, NY

Pledge of Allegiance

Roll Call

Acceptance of the Minutes from March 12, 2024

### Public Hearing:

#### **Appeal No.: 24-7816 (Area Variance)**

**Sam Kusnetz and Alana Jacoby**: Seeking an area variance Section 240-37 of District Regulations in an R-10 Zoning District.

-Where **25 feet** to the front yard property line is required, the applicant can provide **7' 6 1/4"** for a 575 sf., addition to include two (2) office spaces, lounge and bathroom, thus requesting a variance of **17' 5 3/4"**.

The property is located at **10 Liberty Street** on 0.30 acre and is identified as **Tax Grid No.: 6056-09-014563** in the Town of Wappinger.

### Discussion:

#### **Appeal No.: 24-7817 (Area Variance)**

**Christopher & Nicole Sawicki**: Seeking an area variance Section 240-37 of District Regulations in an R-20 Zoning District.

-Where **20 feet** to the side (left) yard property line is required, the applicant can provide **14.5 feet** for the construction of a 4.5 x 4.5 deck with stairs, thus requesting a variance of 5.5 feet.

The property is located at **105 Edgehill Drive** on .52 acres and is identified as **Tax Grid No.: 6358-03-141136** in the Town of Wappinger.

#### **Appeal No.: 24-7818 (Area Variance)**

**Kayla & Christopher Morales**: Seeking an area variance Section 240-37 of District Regulations in an R-40 Zoning District.

-Where **25 feet** to the side (left) yard property line is required, the applicant can provide **13' 9"** for the construction of an 8 x 15 pool deck with stairs on the left side of the property, thus requesting a variance of **11' 3"**.

The property is located at **23 Dose Road** on .51 acres and is identified as **Tax Grid No.: 6358-03-011336** in the Town of Wappinger.

**Discussion Continues:**

**Appeal No.: 24-7819 (Area Variance)**

**DC Sports Renovation:** Seeking an area variance Section 240-37 of District Regulations in an HD Zoning District.

-Where **75 feet** from the front property line on a county or state road is required, the applicant can provide **15 feet** for the construction of a ropes/aerial course, thus requesting a variance of 60 feet.

The property is located at **1630 Route 9** on 2.95 acres and is identified as **Tax Grid No.: 6158-04-551329** in the Town of Wappinger.