

Agenda

Town of Wappinger Zoning Board of Appeals
MEETING DATE: March 13, 2012
TIME: 7:30 PM

Town Hall
20 Middlebush Road
Wappinger Falls, NY

PUBLIC HEARING:

Appeal No. 12-7454

George Mustakas: Seeking a variance of Section 240-37 of District Zoning Regulations for R-40 Zoning District.

-Where **a side yard setback of 25 feet is required**, the applicant is **proposing a side yard setback of 10 feet**, to allow an existing shed 12'x20', **thus requesting a variance of 15 feet.**

The property is located at **283 Old Hopewell Rd.** and is identified as **Tax Grid No. 6257-03-090480** in the Town of Wappinger.

Discussion:

Appeal No. 12-7457

William & Kathleen Neave: Seeking a variance of Section 240-37 of District Zoning Regulations R-40.

- Where **a rear yard setback of 50 feet is required**, the applicant is **proposing a rear yard setback of 30 feet**, to all an in-ground pool 45'x25'x5', **thus requesting a variance of 20 feet.**

The property is located at **8 Glenbrook Ct.** and is identified as **Tax Grid No. 6258-01-415945** in the Town of Wappinger.

Appeal No. 12-7456

NYCDEP Shaft 6 – Seeking six (6) variances of Section 240-27 & 240-37 of District Zoning Regulations R-80 Zoning.

1. Where **one (1) construction trailer is allowed**, the applicant is **proposing up to ten (10) construction trailers to allow the NYCDEP requirement of multiple contractors on publicly-bid projects. Each contractor to provide its own construction trailer to be used as an office**, thus requesting a variance **of nine (9) temporary trailers**.
2. Where **one (1) storage container is allowed**, the applicant is **proposing up to forty-five (45) storage containers for sound mitigation**, thus requesting a variance of **forty-four (44) temporary storage containers**.
3. Where **no greater than 1,200 sq. ft. is allowed for a trailer**, the applicant **is proposing (Unknown at this time), thus requesting a variance of (Unknown at this time)**.
4. Where **a side yard setback of 80 feet is required for storage containers from the property line**, the applicant is **proposing a side yard setback of 40'**, to allow placement of double-stacked empty storage containers as a noise barrier along one (1) property line, **thus requesting a temporary variance of 40'**.
5. Where **two (2) square feet is allowed for signage in a residential neighborhood**, the applicant is **proposing thirty-two (32) square feet**, to allow one (1) 4-foot by 8-foot site identification sign at the entrance to its property, **thus requesting a variance of for signage of thirty (30) square feet**.
6. Where **ten (10) percent maximum lot coverage is allowed**, the **applicant can provide thirteen and four-tenth (13.4) percent** lot coverage on the site upon completion of the project, **thus requesting a variance of three (3) and four-tenths (.4) percent additional lot coverage**.

The property is located at **195-209 River Road** and is identified as **Tax Grid No. 6056-01-288977** in the Town of Wappinger.(Canale)