

Town of Wappinger Zoning Board of Appeals
MEETING DATE: July 14, 2015
TIME: 7:00 PM

Town Hall
20 Middlebush Road
Wappinger Falls, NY

Acceptance of Minutes from June 22, 2015

Public Hearing:

Appeal No. 15-7558 (Variance)

Michael & Sandra Krajeski: Seeking an area variance Section 240-37 of District Regulations in an R-20 Zoning District.

-Where **75 feet** to the front yard property line is required to a county or state road, the applicant can only provide **55 feet** to construct a **10 x 20 feet** deck with hot tub, thus requesting a variance of **20 feet**.

-Where accessory structures must comply with all minimum yard setback requirements for buildings, but in no case shall they be permitted in the front yard, the applicant is requesting a variance for encroachment into front yard.

-Where the side yard requirements are **20 feet** in an R-20 Zone, the applicant could only provide **13 feet** for an above ground pool installed in November 1992, thus requesting a **7 feet** variance. The property is located at **45 Regency Drive** and is identified as **Tax Grid No. 6257-02-973510** in the Town of Wappinger.

Discussion:

Appeal No. 15-7560 (Variance)

Anthony Burger: Seeking an area variance Section 240-37 of District Regulations in an R-20/40 Zoning District.

-Where **50 feet** to the rear yard property line is required, the applicant can only provide **26 feet** for the addition and alteration of an **8" x 10"** attached shed to garage with electric, thus requesting a variance of **24 feet**.

The property is located at **63 Osborne Hill Road** and is identified as **Tax Grid No. 6156-02-627920** in the Town of Wappinger.

Appeal No. 15-7561 (Variance)

Rene & Rita Foucaud: Seeking an area variance Section 240-37 of District Regulations in an R-40 Zoning District.

-Where accessory structures must comply with all minimum yard setback requirements for buildings, but in no case shall they be permitted in the front yard, the applicant is requesting a variance for encroachment into front yard for an existing **9' x 18'** shed.

The property is located at **140 Dorothy Lane** and is identified as **Tax Grid No. 6256-02-557952** in the Town of Wappinger.

Appeal No. 15-7559 (Variance)

Lawrence Pariseau: Seeking an area variance Section 240-37 of District Regulations in an R-3A Zoning District.

-Where **50 feet** to the left side yard setback is required, the applicant can only provide **40.3 feet**, thus requesting a variance of **9.7 feet** to construct a deck.

-Where **50 feet** to the right side yard setback is required, the applicant can only provide **42.5 feet**, thus requesting a variance of **7.5 feet** to construct a deck. The property is located at **146 Diddell Road** and is identified at **Tax Grid No. 6359-02-659517** in the Town of Wappinger.

Appeal No. 15-7562 (Variance)

Randolph School: Seeking an area variance Section 240-58 (C) of District Regulations in an R-20/40 Zoning District.

-Where the minimum setback from adjacent residential properties shall be twice that otherwise required in the district in which the property is located.

-Where **100' 0"** rear yard setback required, the applicant can only provide **51' 0"**, thus requesting a variance of **49' 0"** for the construction of a **2000 square feet** accessory building for the library and arts studio.

The property is located at **2467 Route 9D** and is identified as **Tax Grid No. 6157-01-216814** in the Town of Wappinger.