

MINUTES

**Town of Wappinger
Zoning Board of Appeals
April 27, 2010**

**Town Hall
20 Middlebush Road
Wappinger Falls, NY**

Summarized Minutes

Members:

Mr. Prager,	Chairman
Mr. McVeigh,	Member
Mr. Casella,	Member
Mr. DellaCorte,	Vice-Chairman
Mr. Kuzmicz,	Member

Others Present:

Mrs. Roberti,	Secretary
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SUMMARY

Public Hearings:

Performance Motors

-Granted Variances.

Discussions:

D.C. Pistol Assoc.

-Public Hearing on May 11th, 2010.

Appeal No. 10-7417

Performance Motors- Seeking area variances of Section 240-37, 240-70(C) & 240-67(C) of District Regulations in an HB Zoning District.

-Where **overhead garage doors providing access to service and repair facilities shall not be located facing any street and shall be visually buffed from surrounding residential districts**, the applicant is proposing **three overhead garage doors to be located facing Old Route 9**.

-Where **a front yard setback of 75 feet is required on a County or State Road**, the applicant is **proposing a front yard setback of 18.3 feet**, to allow for a proposed 30' X 50' replacement garage, **thus requesting a variance of 56.7 feet**.

The property is located at **1401 Route 9** and is identified as **Tax Grid No. 6157-02-598726** in the Town of Wappinger.

Present: Phil DiNonno
Jacob Lavian

Mr. Prager: Are the mailings in order?

Mrs. Roberti: Yes they are.

Mr. Casella: Motion to open the public hearing.

Mr. Kuzmicz: Second the motion

Vote: All present voted aye.

Mr. DiNonno: I am here representing Performance Motors. They are looking to replace their existing garage with a new one of almost the same size. There isn't another way to face the doors but toward the street.

Mr. Prager: We did a site inspection and this new building is not coming closer to the road. Other businesses along this road also have their doors facing Old Route 9. I believe this is a good improvement for the site.

Mr. Colsey: Jacob is a good neighbor to the town and our water pipe goes through his property .

Mr. Prager: Is there anyone in the audience with a question or comment? Hearing none.

Mr. DellaCorte: Motion to close the public hearing.

Mr. Kuzmicz: Second the motion.

Vote: All present voted aye.

Mr. Casella: I make a motion to grant the variance. This will not cause an undesirable affect on the neighborhood or the environment. This is not substantial and there is no other feasible way to install the doors.

Mr. Kuzmicz: Second the motion.

ZBA Roll Call: Mr. McVeigh: Aye.

Mr. Kuzmicz: Aye.

Mr. DellaCorte: Aye.

Mr. Casella: Aye.

Mr. Prager: Aye.

Appeal No. 10-7418

Dutchess County Pistol Assoc.: Seeking area variances of Section 240-37of District Regulations in an R-40 Zoning District.

-Where **a front yard setback of 100 feet is required in a residential district (50 feet X 2)**, the applicant is **proposing a front yard setback of 31.2 feet**, to allow for a proposed replacement of partial building for an overhang, **thus requesting a variance of 68.8 feet.**

The property is located at **47 St. Nicholas Road** and is identified as **Tax Grid No. 6258-01-290900** of Wappinger.

Present: Steven Burns - Engineer
Nick DeLuccia - Contractor
Mr. Tierney - President of Sportsman Club

Mr. Burns: We are looking for a front yard variance. We are taking down a portion of the building then extending into the rear with an overhang. This is to reduce noise and to

increase safety. This building has been there since the 40's.

Discussion followed at the dais regarding the scope of the project.

Mr. Prager: Will this be coming closer to the road?

Mr. Burns: No. The DC Pistol Assoc. owns to the stonewall across the street. They will be dedicating the road to the town. We are before the town board and the planning board at this time.

Mr. Prager: I would like to schedule a site visit with our board. Your public hearing will be on May 11, 2010.

Mr. Burns: Thank you.

Mr. Kuzmicz: Motion to adjourn.

Mr. DellaCorte: Second the motion

Vote: All present voted aye.

Meeting ended at 7:45 PM

Respectfully Submitted,

Barbara Roberti, Secretary
Zoning Board of Appeals