

**MINUTES**

**Town of Wappinger  
Zoning Board of Appeals  
August 10, 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. Dao,	Secretary
Mrs. Roberti,	Zoning Administrator

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**SUMMARY**

**Public Hearings:**

Lee Gilman -Granted Variance.

**Discussions:**

Adams Wappingers, LLC -Public Hearing on August 24, 2010

**Appeal No. 10-7422**

**Lee Gilman** : Seeking a variance of Section 240-37 of District Zoning Regulations for R-40 Zoning.

-Where **a side yard setback of 25 feet is required**, the applicant is **proposing a side yard setback of 22 feet**, to allow for a two tier deck, top 12' X 18' , bottom 16' X 18' with steps, **thus requesting a variance of 3 feet**.

The property is located at **141 Osborne Hill Road** and is identified as **Tax Grid No. 6156-02-540678** in the Town of Wappinger.

Mr. Prager: Are the mailings in order?

Mrs. Dao: Yes they are.

**Mr. Kuzmicz: Motion to open the public hearing.**

Mr. DellaCorte: Second the motion

Vote: All present voted aye.

Mr. Gilman: I'm looking for a 3 foot variance in order to construct a 2 tier deck. I only have 22 feet to the side of my property.

Mr. Prager: The fence clearly marks out your property and we met your neighbor Rodger Perry at the site visit. He has no problem with your project for the record. Is there anyone in the audience with a question or comment?  
Hearing none.

**Mr. DellaCorte: Motion to close the public hearing.**

Mr. Casella: Second the motion.

Vote: All present voted aye.

**Mr. Casella: I make a motion to grant the variance. This is not substantial, it is self-created but will not change the character of the neighborhood.**

Mr. DellaCorte: Second the motion.

ZBA Roll Call: Mr. McVeigh: Aye.

Mr. DellaCorte: Aye.

Mr. Kuzmicz: Aye.  
Mr. Casella: Aye.  
Mr. Prager: Aye.

Mr. Gilman: Thank you.

**Appeal No. 10-7423**

**Adams Wappingers, LLC:** Seeking a variance of Section 240-27.1 (C) of District Zoning Regulations for HB Zoning.

-Where **a temporary construction** or sales trailer shall be permitted as a temporary accessory use to residential and nonresidential development projects, and a building permit shall be issued therefore, subject to the following condition. **No more than one trailer, whether it is for construction or sales, is permitted per development project, or approved phase thereof.** The **applicant is proposing 8 temporary construction trailers**, thus **requesting a variance of 7 temporary trailers**.

The property is located at **160 Old Post Road** and is identified as **Tax Grid No. 6157-04-614375** in the Town of Wappinger.

Present: Michael Augello - Construction Manager for Adams

Mr. Augello: I am here to discuss variances needed for our construction project. We are predicting that we will need 7 temporary trailers during the construction process. Different contractors will want their own for an office or for the storage of material.

Mr. Prager: When the trailer is no longer needed for a contractor will it be removed?

Mr. Augello: Yes. These are just temporary and we don't want the clutter. On opening day there will be no trailers left.

Mr. Prager: When will they be opening?

Mr. Augello: Late summer 2011.

Mr. Kuzmicz: How will the trailers speed up construction?

Mr. Augello: To be able to put the supplies in the trailers will save weeks of time and also it is for security.

*Discussion continued on the use of several trailers and where they would be placed.*

Mr. Casella: How many acres is this site?

Mr. Augello: Almost 13 acres.

Mr. Prager: We won't do a site inspection since there is nothing to see. We will set your public hearing for August 24<sup>th</sup>, 2010.

Mr. Augello: Thank you.

**Mr. McVeigh: Motion to adjourn.**

Mr. DellaCorte: Second the motion

Vote: All present voted aye.

Meeting ended at 7:50 PM

Susan Dao, Acting Secretary  
Town of Wappinger Zoning Board

Respectfully submitted,  
Barbara Roberti, Zoning Administrator  
July 18, 2012