**TOWN OF NEWBURGH**

**ZONING BOARD OF APPEALS**

**21 HUDSON VALLEY PROFESSIONAL PLAZA**

**NEWBURGH, NEW YORK 12550**

**DARRIN SCALZO, CHAIRMAN Office: (845) 566-4901**

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**AGENDA**

**Thursday January 27, 2022**

**PLEASE NOTE: THE ZONING BOARD MEETING WILL START AT 7:00 P.M. AND ALL APPLICANTS/REPRESENTATIVES ARE TO BE PRESENT AT THAT TIME. THE MEETING WILL BE HELD IN THE MEETING ROOM OF THE TOWN HALL, 1496 ROUTE 300 NEWBURGH NY.**

**APPLICANT LOCATION**

SNK Petroleum Wholesalers 747 Blvd, Newburgh

 89-1-80.1 & 80.2 IB Zone

VARIANCE: (Planning Board Ref) for area variances of the front yard for a canopy, side yard for west canopy, rear yard for the proposed building, rear and side yard for east canopy and variances for any proposed signage on the canopy. (Resubmitting from January 2021)

Jessica Guelberg-Dunlop 259 Fostertown Rd, Newburgh

 39-1-23 & 24 R2 Zone

VARIANCE: (Planning Board Referral) for an area variance of the side yard (existing non-conforming). The project involves a lot line change between parcels 39-1-23 and 39-1-24.

Kevin Gagliano 55 S Plank Rd & 18 Brookside Ave

 Newburgh 71-5-8 & 18.1 R3 Zone

VARIANCE: (Planning Board Referral) for a lot line change between parcel numbers 71-5-8 and 71-5-18.1. Area variances for lot 8 are lot size, lot width, front yard and both side yards. Lot 18.1 requires a front yard variance.

**APPLICANT LOCATION**

Magdalini Zacharia 8 N Plank Rd, Newburgh

 80-5-19 B Zone

VARIANCE: (Planning Board Referral) for area variances of the front yard and lot surface coverage to expand the existing Curaleaf.

Joshua Rodriguez 46 Laurie Ln, Newburgh

 40-2-4 R3 Zone

VARIANCE: An area variance of the front yard to build a 6’ x 7’ front deck.

Brian Robertson 42 Millhouse Rd, Marlboro

 8-1-29.22 AR Zone

VARIANCE: An area variance of 13’ in the front yard to build a 8’x 53’ covered front porch.