**TOWN OF NEWBURGH**

**ZONING BOARD OF APPEALS**

**21 HUDSON VALLEY PROFESSIONAL PLAZA**

**NEWBURGH, NEW YORK 12550**

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**AGENDA**

**Thursday April 28, 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**

Michael Fields 113/119 Heather Circle, Newburgh

 115-2-2 R1 Zone

VARIANCE: An area variance of increasing the degree of non-conformity of the side yard to replace an existing 10’ x 12’ deck with a new 16’ x 16’ deck.

Anthony Molina 14 Spruce Ave, Newburgh

 71-6-16 R3 Zone

VARIANCE: An area variance of increasing the degree of non-conformity of the front and rear yards to add a second story addition on an existing non-conforming dwelling.

Graciana Iriart Zaino 283 Carter Ave, Newburgh

 26-4-24.1 R3 Zone

VARIANCE: An area variance of increasing the degree of non-conformity of the front yard to expand and renovate an existing non-conforming second dwelling unit.

**APPLICANT LOCATION**

Cecil & Karen Conrad 5 Stewart Ave, Newburgh

 99-4-15 R3 Zone

VARIANCE: for area variances of the front yard (Stewart Ave) front yard (Putnum), building lot coverage, lot surface coverage and increasing the degree of non-conformity of the side yard to keep a rear covered porch and build a front open deck.

**HELD OPEN FROM THE MARCH 24, 2022 MEETING**

**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)

Wayne St. Omer 4 Noah Pl, Newburgh

 86-1-95.5 R1 Zone

VARIANCE: An area variance of the side yard to build a 26’ x 30‘ two story addition.

Nicolas DiBrizzi 13 Anchor Dr, Newburgh

 121-1-15 R1 Zone

VARIANCE: To continue building an accessory structure previously approved by the ZBA. The height of the new structure is 23.5, the previously approved was 13.6’.