**TOWN OF NEWBURGH**

**ZONING BOARD OF APPEALS**

**21 HUDSON VALLEY PROFESSIONAL PLAZA**

**NEWBURGH, NEW YORK 12550**

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

**ZONING BOARD OF APPEALS Fax: (845) 564-7802**

**Email:** [**zoningboard@townofnewburgh.org**](mailto:zoningboard@townofnewburgh.org)

**AGENDA**

**Thursday May 25, 2023**

**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**

Premier Sign Systems 5075 Route 9w, Newburgh

For M&T Bank 79-3-20 R1/O Zone

VARIANCE: For area variances of total signage, illumination, square footage, height and the setback to the property line to replace all existing signage on the property.

Elysia & Todd Nespoli 23 Sommerfield Dr, Wallkill

3-1-133 AR Zone

VARIANCE: For an area variance to keep chickens on a 1.1 acre lot where 2 acres is the minimum.

Richard Bartley 6 Taft Ave, Newburgh

72-9-24 R3 Zone

VARIANCE: For area variances of the rear yard setback, maximum lot building coverage a surface coverage to build a 10’ x 16’ half covered rear deck.

Robert Rowe 913 Route 32, Wallkill

2-1-51 RR Zone

VARIANCE: For an area variance of increasing the degree of non-conformity of the side yard to build a 12’ x 16’ rear deck on an existing non-conforming dwelling.

**APPLICANT LOCATION**

Vincent Aliotta 288 Rock Cut Rd, Walden

31-1-23.2 R1 Zone

VARIANCE: For an area variance of the front yard to keep a 12’ x 12’ gazebo.

**OTHER BOARD BUSINESS**

Ramon Perez and Isabel Infante 45 Meadow St, Newburgh

17-10-13

Request for a 6 month extension for variances granted at the November 2022 Meeting.