**TOWN OF NEWBURGH**

**ZONING BOARD OF APPEALS**

**308 GARDNERTOWN ROAD**

**NEWBURGH, NEW YORK 12550**

**GRACE CARDONE, CHAIRPERSON Office: (845) 566-4901**

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

 **Email:** **zoningboard@hvc.rr.com**

**AGENDA**

**THURSDAY, JUNE 27, 2013**

**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.**

**APPLICANTS:** **LOCATIONS:**

PATRICIA DOLAN 51 PROSPECT HILL ROAD, WALLKILL

 (1-1-15.2) A / R ZONE

VARIANCE:

AREA VARIANCE FOR ACCESSORY BUILDINGS SHALL BE LOCATED IN A SIDE OR REAR YARD TO KEEP TWO PRIOR BUILT ACCESSORY BUILDINGS (SHEDS 8x8 & 4x6) IN A FRONT YARD. (HAS TWO FRONT YARDS EQUESTRIAN DRIVE AND PROSPECT HILL ROAD).

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PATRICIA DOLAN 51 PROSPECT HILL ROAD, WALLKILL

 (1-1-15.2) A / R ZONE

VARIANCE:

USE VARIANCE TABLE OF USE AND BULK REQUIREMENTS - SCHEDULE 2 - COLUMN (A) - ACCESSORY USES #5 - ALLOWS KEEPING UP TO 5 (TOTAL) DOGS OR CATS OVER 6 MONTHS OF AGE TO KEEP (24) TWENTY-FOUR CATS IN THE RESIDENCE.

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BALMVILLE CONSTRUCTION, INC. 122 ROCK CUT ROAD, NBGH

 (47-1-28.2) R-1 ZONE

VARIANCE (S):

AREA VARIANCES FOR THE FRONT YARD SETBACKS AND THE 80-FOOT SETBACK FROM THE CENTERLINE OF A COUNTY ROADWAY TO BUILD A NEW SINGLE FAMILY ON LOT #4 AND FOR THE EXISTING SINGLE-FAMILY RESIDENCE ON LOT #1 OF A PROPOSED 4-LOT SUBDIVISION.

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THOMAS & BRIE MURPHY 13 FLAMINGO DRIVE, NBGH

 (90-5-12) R-1 ZONE

VARIANCE:

AREA VARIANCE FOR A POOL SHALL BE LOCATED AT LEAST (10) TEN FEET FROM ANY LOT LINE TO KEEP A PRIOR BUILT 24 FT. ROUND ABOVE GROUND POOL.

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BALLINCURRY BUILDERS INC. 10 KINGS HILL TERRACE, WALLKILL

 (3-2-13.2) A/R ZONE

INTERPRETATION &/OR VARIANCE:

INTERPRETATION OF 185-54-A-1 REAR YARD REQUIREMENTS AND/OR AREA VARIANCE FOR THE REAR YARD SETBACK TO BUILD A SINGLE FAMILY RESIDENCE.

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JOHN BARRY 19 LENA LANE, NBGH

 (17-3-19) A/R ZONE

VARIANCE (S):

AREA VARIANCES FOR MAXIMUM ALLOWED SQUARE FOOTAGE OF ACCESSORY STRUCTURES, THE MAXIMUM ALLOWED STORAGE OF (4) FOUR VEHICLES AND THE MAXIMUM ALLOWED HEIGHT OF ACCESSORY STRUCTURES TO BUILD A DETACHED GARAGE.

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**HELD OPEN FROM MAY 25, 2013**

ROBERT WHITE 4 SOUTHEAST COURT, WALLKILL

 (2-3-28) R/R ZONE

INTERPRETATION/USE VARIANCE:

INTERPRETATION AND/OR A USE VARIANCE TO BUILD A GROUND MOUNTED SOLAR ARRAY SYSTEM ON THE PROPERTY.

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