



**THE CITY OF POUGHKEEPSIE
NEW YORK**

PLANNING & ZONING
62 CIVIC CENTER PLAZA, 2ND FLOOR
POUGHKEEPSIE, NY 12601
Phone: (845) 451-4055 Fax: (845) 451-4006

PLANNING BOARD AGENDA

JULY 16, 2019

7:00 PM

I. CALL TO ORDER

II. APPROVAL OF JUNE MEETING MINUTES

III. PUBLIC HEARINGS

1) 23 ACADEMY STREET / 77 CANNON STREET: MIXED-USE

Site Plan application for a mixed use development, including combining 23 Academy Street and 77 Cannon Street, by incorporating the existing building at 23 Academy, demolishing the building at 77 Cannon Street, and constructing an addition, resulting in first floor offices and thirty (30) dwelling units on the upper five floors. Owners: POK 23 ACAD LLC (Eric Anderson) and Dutchess County Community Action Agency (77); Consultant: Matthew Cordone; Grid: #6162-77-116026 and #6162-77-122024 Zoned: Poughkeepsie Innovation District Urban Village (PID-UV) Subdistrict; File #2018-132

2) 289 MAIN STREET: MIXED-USE

Site Plan application for the proposed conversion of former beauty school to a mixed use building with commercial on the first floor and residential on the upper floors, including the addition of a third story to the existing two story building; Owner/Applicant: 289 Main LLC (William Bocker/Eric Baxter) Grid #6162-77-078097; Zoned: Poughkeepsie Innovation District Historic Core (PID-HC) Subdistrict: File #2019-033

IV. SITE PLANS/SPECIAL PERMITS/SUBDIVISIONS

3) 10 FAIRVIEW AVENUE: INDUSTRIAL ACCESSORY USE

Site Plan application for the proposed placement of a 3,000 gallon horizontal liquid nitrogen tank to accommodate increased production capacity at the existing manufacturing facility. Owner: Schatz Land Co, LLC; Applicant: James Fusco; Grid #6162-46-214505; Zoned: Gateway Office Manufacturing (G-OM) District; File #2019-034

4) 45 SOUTH CLOVER STREET (ROSSI'S DELI): COMMERCIAL EXPANSION

Site Plan application for the proposed remodeling of the existing delicatessen, including a small addition to connect the primary building with the existing garage, submitted pursuant to the provisions of Section 19-5.1(3) of the Zoning Ordinance. Owner: Giovanni and Angela Rossi; Applicant: George Siegrist, Jr.; Consultant: Ciro Interrante, Architect; Grid #6062-83-850099; Zoned: Central Urban Density Residence (R-4A) District; File #2019-035



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5) 375 HOOKER AVENUE: MEDICAL OFFICE ADDITION

Site Plan application for the proposed construction of a 1540 square foot addition to an existing medical office building; Owner/Applicant: 375 Hooker Avenue LLC (Sumita Mazumdar); Consultant: Jack Watson, Architect; Grid #6161-67-801325; Zoned: Neighborhood Commercial (C-1) District; File #2019-030

6) 78-82 GARDEN STREET: ACCESSORY PARKING LOT

Site Plan application for the proposed construction of an accessory off-street parking lot in the rear yard of two parcels, 78-80 Garden Street and 82 Garden Street, as required by the City through a deed restriction; Owner/Applicant: GSP One LLC; Consultant: M.A. Day Engineering PC (Dennis Lynch); Grid #6162-69-113211 and #6162-69-112219; Zoned: Central Medium Density Residence (R-3A) District; File #2019-004

7) 36 N CLOVER STREET – RESIDENTIAL

Site Plan amendment regarding proposed 46 residential units in new and existing buildings; Applicant: Pelton Partners, LLC (Contract Vendee); Grid # 6062-75-837228; Zoned Medium High-Density Residential (R-4); File#2017-044