



**City of Poughkeepsie
Planning Board
Meeting Agenda**

Common Council Chambers
Tuesday, February 25, 2025
6:00 PM

I. ROLL CALL

II. APPROVAL OF MEETING MINUTES

1. Approval of January 28, 2025 meeting minutes

III. ADJOURNED APPLICATION REVIEW / PUBLIC HEARINGS

1. APPLICATIONS ADJOURNED TO MARCH 25, 2025

1. 110 SOUTH GRAND AVENUE: SITE PLAN
2. "7" MORGAN AVENUE: SITE PLAN
3. 121 PARKER AVENUE: SITE PLAN

IV. SITE PLANS/SPECIAL PERMITS/SUBDIVISIONS

1. LOT#151783 SOUTH HAMILTON STREET: SITE PLAN

An application for a two-story building consisting of 29 one-bedroom units and 29 two-bedroom units. Owner/Applicant: O'Neill Group Hamilton LLC.; Consultant: Arico Associates; Grid# 6161-30-151782; Zoning District: Medium High-Density Residential (R-4); File #2023- 041

2. 306-316 MAIN STREET: SITE PLAN

Application for site plan review for the construction of a six-story mixed-use building on two lots currently being utilized as a one-story office building and a two-story commercial building. The proposed development to include

120 apartment units, 17,087 SF of ground floor commercial space and resident amenity space. Owner/Applicant; 316 Main LLC Consultant; KARC Planning Consultants Grid #; 6162-77-091064 Zoning District: formerly PID-HC (now PID-A File #PB2024-059.

3. 102 COLLEGE AVENUE: SITE PLAN

Application for Subdivision and Site Plan Review for the subdivision of the property into two lots of record: one lot will contain the existing, non-conforming three-family dwelling and the other is proposed for future development as a single family dwelling. As a nonconforming use, any alteration requires site plan approval by the Planning Board. The site plan includes improvement to off-street parking and landscaping.

Owner/Applicant: John Apa; Consultant: Mazzarelli Architecture & Planning, PC; Grid #6161-41-602631; Zoning District: RNA; File #: PB2024-031/PB2025-011

V. SEQRA REVIEW

1. '8' SOUTH CLINTON STREET: SEQRA

An application for the proposed construction of a three-story residential structure on a vacant lot. The new building is proposed to contain 16 dwelling units. The applicant is requesting a parking waiver based on the Little Smith Street municipal parking lot. Owner: South Clinton Equities, LLC; Applicant/Consultant: Jason Lichwick Architecture, PLLC; Grid # 6161-22-239997; Zoning District: PID-B; File #2025-009

VI. ADJOURNMENT

1. Meeting Adjourned to March 25, 2025