



**City of Poughkeepsie
Zoning Board of Appeals
Meeting Agenda**

Common Council Chambers
Tuesday, September 13, 2022
6:00 PM

I. CALL TO ORDER

II. APPROVAL OF MEETING MINUTES

1. Approval of August 9, 2022 Minutes

III. PUBLIC HEARINGS & DELIBERATIONS

1. **135 MAIN STREET: AREA VARIANCES:** Application for area variances relative to the application for site plan review and subdivision for the subdivision of the property at 135 Main Street into two lots of record, and construction of a new building with 72 dwelling units on the new lot with an existing 119 unit multiple on the original lot. Variances requested of Sections 19-3.17(4)(b), 19-3.17(4)(f)(1), 19-3.17(4)(i), 19-3.17(4)(e), 19-4.3(11), and 19-4.13 of the Zoning Ordinance relative to lot area, front and side yard set-backs, usable open space, off-street parking and set-backs for accessory uses. Owner: Omni New York; Applicant: Tinkleman Architecture; Consultant: Ken Casamento/LRC Group; Grid #6062-76-911183; Zone: Urban Density (R-6) District; File #2021-023 **ADJOURNED TO OCTOBER 11, 2022 MEETING**
2. **45 READE PLACE: AREA VARIANCE** Application for area variances relative to the proposed placement of two wall signs, one on the north-east and one on the south-west of the hospital building at 45 Reade Place. Variances are requested of Sections 19-4.9(9)(i)(1) and 19-4.9(9)(i)(2) of the Zoning Ordinance relative to the height, size and placement of wall signs. Owner: Vassar Brothers Hospital; Applicant: Nuvance Health Vassar

Brothers Hospital; Consultant: Tracey Diehl; Grid #6061-43-843721; Zoning District: Hospital Medical (H-M) District; File #2022-007B