

# Historic Town of Hyde Park



Zoning Board of Appeals  
4383 Albany Post Road  
Hyde Park, NY 12538  
(845) 229-5111, Extension 2, (845) 229-0349 Fax

***“Working with you for a better Hyde Park”***

## December 9, 2020 7:00 PM

### REGULAR MEETING OF THE ZONING BOARD OF APPEALS

IMPORTANT NOTE: THERE WILL BE NO GATHERING AT TOWN OF HYDE PARK TOWN HALL 4383 ALBANY POST ROAD, HYDE PARK, NY 12538

THE HYDE PARK ZONING BOARD’S REGULAR MEETING for December 9, 2020 will be held virtually and Livestreamed on the Town of Hyde Park’s YouTube Channel. Please follow the Link below to view:

<https://www.youtube.com/channel/UCcb5NmRUM9SwOAL0vwcayrQ/live>

#### **PLEDGE OF ALLEGIANCE**

**Time:** 7:00 PM

**Pledge of Allegiance**

**Roll Call:**

**Minutes to be Approved:** November 17, 2020

**Next Meeting:** January 27, 2021

#### **Previous Matters:**

##### **#20-13Z**

Locusts on Hudson  
135 Old Post Road  
Staatsburg, NY 12580

**Variance – Section** 108-4.3(G)2 To allow construction within the stream corridor changing the undisturbed area from 100 ft. to 0 ft. for construction Incursion in the Waterfront District

##### **#20-17Z**

Jennifer Mastroeni  
9 Gary Drive  
Hyde Park, NY 12538

**Variance - Section** 108-4.3B Allowing animal husbandry as close as 106 ft. to a residence on another lot where a distance of 250 ft. is required, and allowing enclosed animal waste storage as close as 82

ft. to a residence on another lot or well where 200 ft. is required in the Neighborhood District

**#20-19Z**

Robin E. Hughes-Ghee  
3 Bircher Ave  
Poughkeepsie, NY 12601

**Variance – Section** 108-5.15 Changing front yard setback from 50 ft. to 30 ft.; and changing rear yard setback from 30 ft. to 27 ft. for new construction between two existing porches in the Neighborhood District.

**Continued Public Hearing:**

**#20-18Z**

Hudson Valley Hospice House  
542 Violet Ave.  
Poughkeepsie, NY 12601

**Variance – Section** 108-5.15 Changing bulk regulation scale from 6,000 sq. ft. to 30,000 sq. ft. for a non single family residence in the Neighborhood Core District.

**#20-20Z**

Floyd T. Holt and Evelyn L. Holt  
26 Stoutenburgh Drive  
Hyde Park, NY 12538

**Variance -Section** 108-4.3(G)2 to allow construction of a new driveway through the 100 ft. stream corridor changing from 100 ft. to 0 ft. in the Neighborhood District

**#20-21Z**

Howard Mintzer  
26 Mountain View Road  
Staatsburg, NY 12580

**Variance – Section** 108-4.3(G)2 To allow for physical improvements within the stream corridor changing from 100 ft. to 0 ft for pond improvements on Neighborhood Tax ID #6167-03-335310; and stream crossing of a new driveway between Tax ID #6167-03-335310 in the Neighborhood District, and Tax ID #6167-03-396283 in the Greenbelt District

**New Public Hearing:**

**#20-22Z**

Robert and Rachael Brammer  
233 Mills Cross Road  
Staatsburg, NY 12580

**Variance – Section** 108-5.15 Schedule of bulk regulations changing side yard setback from 25 ft. to 16 ft. for construction of an addition in the Greenbelt District.

**#20-23Z**

Scott McClements  
5 Roe Drive  
Hyde Park, NY 12538

**Variance – Section** 108-5.15 Changing sideyard setback from 10 ft. to 8 ft. for replacing and enlarging a shed in the Neighborhood District.

**New Application:**

**#20-25Z**

Enrique Pinelo  
54 Beadart Place  
Hyde Park, NY 12538

**Variance – Section 108-4.3G(2)** changing an undisturbed stream corridor from 100 ft. to 20 ft. for construction of a Gazebo in the Neighborhood District.

**#20-24Z**

Pauline Yoo  
62 East Market St  
Hyde Park, NY 12538

**Variance – Section 108-4.3G(2)(c)** Changing the undisturbed stream corridor from 100 ft. to 75 ft. in the Neighborhood District

**Other Business:**

**Release of Escrow - Verizon Tower - Anderson**

**Remote Zoning Board of Appeals Public Hearing Procedures for the Town of Hyde Park:**

- Town of Hyde Park Virtual Meetings will be live streamed on the town’s YouTube Channel:

<https://www.youtube.com/channel/UCcb5NmRUM9SwOAL0wvcayrQ/live>

- a) The public is advised to subscribe to this channel using the above link in order to receive notifications when meetings begin.

**Live Public Participation:**

- If you would like to participate live via audio and video, or audio only, you must pre-register at least 2 business days before the scheduled hearing. For a Wednesday meeting, registration is required by Monday at 4:00 pm.)

- a) To pre-register, you must email the Town’s Webmaster ([webmaster@hydeparkny.us](mailto:webmaster@hydeparkny.us)) and include your exact name and address, as well as the name of the Public Hearing you want to participate in. You will be sent a Meeting ID and Password for you to join the hearing.

- b) If you login to join the hearing and your screen name does not match your pre-registration name (for example, if you use your spouse’s computer, his/her/their name would pop up), you will not be admitted to the meeting.

**Written Public Comment for the Hyde Park Zoning Board of Appeals:**

- Written comments can be submitted via email or letter before the live Public Hearing, and within 7 days after the final live Public Hearing. Send your comments to the Zoning Board of Appeals Secretary at 4383 Albany Post Road, Hyde Park, NY 12538 or by email to [zbasecretary@hydeparkny.us](mailto:zbasecretary@hydeparkny.us)

- If you would like your comment read into the record during the live Public Hearing, your comment must be received by 3 p.m. on the date of the hearing, be able to be read in 3 minutes or less and be relevant to the subject of the public hearing.

**a) Additionally, we ask that all comments conform to basic standards of civil public discourse and courtesy. Boards will reserve the right to refuse to read**

**into the record obscene comments or comments containing personal attacks on others, but the comment shall be made part of the public record of the hearing.**

**b) Comments longer than 3 minutes will be accepted into the record and distributed to board members but will not be required to be read during the meeting.**

c) Emails can also be sent during the live Public Hearing and will be entered into the record but will not be required to be read during the meeting.

- You can submit written comments during the hearing via the Chat function on the YouTube live stream.

a) To participate in Chat, you must create your own channel. Prior to your first meeting, go to the live stream link, <https://www.youtube.com/channel/UCcb5NmRUM9SwOAL0vwcayrQ/live>, and press Create Channel. You will be asked to add your name. You will be taken to another page (your actual Channel page), but you do not have to do anything else. Now, any time you go to the live stream link, Chat will automatically be enabled.

b) Obscene comments and/or personal attacks will not be tolerated and will be deleted from the record.

c) Once you are logged in, you will be placed in the Virtual Waiting Room. The moderator will let you into the meeting at the appropriate time. You can watch the proceedings of the meeting via the live stream link while you are waiting. When you enter the meeting, you will be muted to give you time to turn off the volume on the YouTube link to prevent feedback.