

TOWN OF CORTLANDT ZONING BOARD OF APPEALS

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AGENDA.....

ZONING BOARD OF APPEALS

Town Hall

1 Heady Street

Cortlandt Manor, NY Wednesday Evening September 17, 2008

Regular Meeting - Wednesday 9/17/08 at 7:00 PM

Work Session - Monday 9/15/08 at 7:00 PM

- 1. PLEDGE TO THE FLAG AND ROLL CALL.
- 2. ADOPTION OF MEETING MINUTES for 7/16/08.

3. <u>CLOSE AND RESERVED DECISIONS.</u>

A. CASE No. 23-07 Congregation Yeshiva Ohr Hameir for an Interpretation/reversal of Code Enforcement Officer's determination that the dormitory housing its students is a pre-existing, non-conforming use and that a Special Use Permit is or may be required for the Yeshiva's operation or expansion on the property located at 141 Furnace Woods Road, Cortlandt.

4. ADJOURNED PUBLIC HEARINGS.

- A. CASE No. 29-08 Douglas Margrey for an Area Variance for a side yard setback for a proposed addition on the property located at 38 Durrin Avenue, Cortlandt.
- B. CASE No. 30-08 Ron DeCrenza for an Interpretation to overrule the decision of the Director of Technical Services in which the application for subdivision to the Planning Board was put on hold until the violations on the property are addressed.
- C. CASE No. 32-08 Seth & Jeanne Gerchberg for an Area Variance for the lot width of two proposed lot subdivision on the property located at 35 Forest Lane, Crompond.

5. **NEW PUBLIC HEARINGS.**

- A. CASE No. 34-08 John and Leigh Barbelet for an Area Variance for the front yard setback for a proposed front porch on the property located at 33 Roundtree Lane, Montrose.
- B. CASE No. 36-08 Daniel John Meyer for an Area Variance for the front and side yard setback for an existing garage addition on the property located at 17 Armstrong Street, Cortlandt.
- C. CASE No. 37-08 Wayne Anderson and Clare Starrs for an Area Variance for the side yard setback for a proposed porch and an Area Variance for the side yard setback for an open side yard deck on the property located at 9 William Puckey Drive, Cortlandt.

6. EXISTING CLOSED DECISIONS.

- A. CASE No. 53-07 Hilltop Nurseries, LLC to re-open the existing case and requests an addition Area Variance for the delivery truck route to encroach into the required landscape buffer on the property located at 2028 Albany Post Road, Croton on Hudson.

7. <u>NEW WIRELESS TELECOMMUNICATION FACILITY.</u>

A. CASE No. 35-08

New York SMSA Limited Partnership d/b/a Verizon Wireless for a Special Permit for a Wireless Telecommunication Facility on the property located at 1033 Oregon Road, Cortlandt.

NEXT MEETING DATE: October 15, 2008