

TOWN OF CORTLANDT

ZONING BOARD OF APPEALS

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Town Supervisor

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AGENDA.....

ZONING BOARD OF APPEALS
Town Hall - 1 Heady Street
Cortlandt Manor, NY

Regular Meeting – Thursday, May 19, 2011 at 7:00 PM

Work Session – May 16, 2011 at 7:00 PM

1. PLEDGE TO THE FLAG AND ROLL CALL.
2. ADOPTION OF MEETING MINUTES FOR April 13, 2011.
3. **PUBLIC HEARING ADJOURNED TO SEPT. 2011 FOR TOWN BOARD ACTION:**
 - A. **CASE No. 11-09** **King Marine** for an Interpretation that the previous non-conforming use obtained by Briar Electric can be changed to a non conforming use for marine storage, sales and services on the property located at **285 8th Street, Verplanck.**
4. **PUBLIC HEARING ADJOURNED TO JUNE, 2011:**
 - A. **CASE No. 18-09** **Post Road Holding Corp.** for an Variance for the dwelling count for a proposed mixed use building on the properties located at **0, 2083 and 2085 Albany Post Road, Montrose.**
 - B. **Case No. 01-11** **Bojan Petek** for Area Variances to construct a new garage on property at **28 Hollis Lane, Croton-on-Hudson.**
5. **CLOSED AND RESERVED DECISION ADJOURNED TO JUNE, 2011 FOR TOWN BOARD ACTION:**
 - A. **CASE No. 01-10** **Zuhair Quvaides** for an Interpretation of the definition of outdoor storage and vending machines on the property located at **2072 E. Main Street, Cortlandt Manor.**
6. **CLOSED AND RESERVED DECISION:**
 - A. **CASE No. 14-10** **Michael Parthemore** for an Area Variance for a 3rd freestanding sign for **CRISTINA’S** restaurant at **15 Baltic Place, Croton-on-Hudson, NY.**
7. **ADJOURNED PUBLIC HEARINGS:**
 - A. **CASE NO. 09-11** **Karen Kid** for an Area variance for a side yard setback to expand a side and rear yard deck, and add a roof and screens to part of the side deck on property located at **2393 Maple Ave., Cortlandt Manor.**

Over...

8. **NEW PUBLIC HEARINGS:**

- A. **CASE NO. 11-11** **William Caltagirone** of 230 Watch Hill Rd. for an interpretation that Building Permit #20110152 granted to **Padraig & Deidre Carroll** for a new single family residence on property located at 10 **Rocky Ridge, Cortlandt Manor** was not properly issued.
- B. **CASE NO. 12-11** **Signs Ink** on behalf of Fortena Corp. for an Area Variance for a freestanding sign on property located at **7 Croton Ave., Cortlandt Manor**.
- C. **CASE NO. 13-11** **Mobile GrafX Sign Co.** on behalf of Payless Shoesource for Area Variances for front and side wall signs at **3137 E Main St.** (Cortlandt Town Center).
- D. **CASE NO. 14-11** **Capurro Contracting, Inc.** on behalf of Patricia Doherty for an Area Variances for a front yard setback to rebuild a deck and for the existing front steps; and the side yard setback for the existing house on property located at **122 Westchester Ave., Verplanck**.
- E. **CASE NO. 15-11** **James Meaney** for an interpretation - does Local Law 12 of 2010 prevent the Green Materials application to the Planning Board, PB No. 28-08 filed 8/22/08, from proceeding; and does Local Law 12 negate the ZBA Decision and Order in Case No. 33-08.

NEXT MEETING DATE:

WEDNESDAY, JUNE 15, 2011