

EOIN WRAFTER, AICP COMMISSIONER

COUNTY OF DUTCHESS

DEPARTMENT OF PLANNING AND DEVELOPMENT

August 26, 2019

To:

City Council, City of Beacon

Re:

Referral #19-260 — LL Proposing to add 35 properties to the Historic District Landmark Overlay

Parcels: see referred materials

The Dutchess County Department of Planning and Development has reviewed the subject referral within the framework of General Municipal Law (GML) (Article 12B, §239-I/m).

ACTION

The City is proposing to add 35 parcels to the Historic District Landmark Overlay.

COMMENTS

We are pleased to see that the City is proposing to add additional properties to the Historic District Landmark Overly as recommended in its Comprehensive Plan. Each property has been evaluated for its historic contributions which are detailed on the Historic Resource Inventory Forms that were completed on behalf of each property.

If not already prepared, we suggest that the City provide informational resources to property owners regarding the particulars of owning a property in the HLDC, including guidance on making home improvements and repairs.

RECOMMENDATION

The Department recommends that the Board rely upon its own study of the facts in the case with due consideration of the above comments.

Eoin Wrafter, AICP Commissioner

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Jennifer F. Cocozza Deputy Commissioner

	Outchess County Department of Planning and Development	Dept Co./Dept Fax# 845 486	: Planning	Date # pgs From Collin Milena Phone # 845 838 5	
239 Planning/Zoning Referral – Exemption Communities					
ļ	Municipality: City of Beacon				
	Referring Agency: C Planning Board				
	Tax Parcel Number(s):				
	Project Name: Historic District Londmark Overlay				
	Applicant: City of Beacon				
	Address of Property: Multiple Adresses (35)				
Please fill in this section	State Road County Road Rezonings in building or recreation area) □ County Property (w/public building or recreation area) □ Municipal Boundary □ Farm operation in an Agricultural District □ Comprehens □ Zoning Amer definitions, di □ Rezonings in Wolter Local I (wetlands, his housing, arch using, arch using, arch using arch	ndments (standards, uses, strict regulations, etc.) strict regulations, etc.) evolving all map changes have associated with zoning storic preservation, affordable electural review, etc.) ell) nits for all non-residential uses ses for all non-residential uses ses for all non-residential uses elected at the secondary and the secondary a	Admini proced Special (acces Use Va Area V Renew Special from procedure) Subdive Interpretations	Exempt Actions:* 239 Review is NOT Required - Administrative Amendments (fees, procedures, penalties, etc.) - Special Permits for residential uses (accessory apts, home occupations, etc.) - Use Variances for residential uses - Area Variances for residential uses - Renewals/Extension of Site Plans or Special Permits that have no changes from previous approvals - Subdivisions / Lot Line Adjustments - Interpretations Exempt Action submitted for informal review	
* These actions are only exempt in municipalities that signed an intermunicipal agreement with Dutchess County to that effect.					
Response from Dutchess County Department of Planning and Development No Comments: Comments Attached:					
	☐ Matter of Local Concern ☐ Local Concern ☐ C	Cocal Concern with Comments Conditional Denial Incomplete — municipality must resubmit to County Incomplete with Comments — municipality must resubmit to County Informal Comments Only (Action Exempt from 239 Review)			
	Date Submitted: 8 6 9 Notes:		er sommer greif he fillegin sich einfür finnen erhölte feine erhölte feine gesterne geben eine geschen der der Geschen erhäuse gibt der erweite der der erweite der erweite der erweite der erweite der geschen der geschen d	☐ Major Project	***********
	Date Received: 8 5 19 Date Requested: 8 30 19			Referral #: ZR 19 - 261	0
Date	Date Required: 9 13 19 □ Also mailed hard copy	Reviewer: Www	470	oup	