

CITY OF BEACON
ONE MUNICIPAL PLAZA - SUITE 1
BEACON, NEW YORK 12508

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The Zoning Board of Appeals will meet on **Wednesday, January 17, 2018** in the Municipal Center courtroom, located at One Municipal Plaza, Beacon, New York at 7:00 p.m.

Miscellaneous Business

1. Change Meeting Date from **Tuesday, February 20th** to **Wednesday, February 21st** due to (due to President's Day)
2. Approval of November 2017 and December 2017 Meeting Minutes

Regular Meeting

1. Consideration of resolutions for application submitted by Scenic Beacon Developments, LLC, 22 Edgewater Place, Tax Grid No.'s 30-5954-25-581985, 574979, & 566983-00; and 30-5955-19-590022-00, RD-1.7 Zoning District, seeking relief from Section 223-17(C) to construct a new residential development as follows: allow buildings to have 5 stories (*4.5 maximum permitted*); allow buildings to exceed 36 units per building; allow less than 30 ft. between buildings ***This item is not a public hearing***
2. Application submitted by Beacon Lofts & Storage, 39 Front Street (Mason Circle), Tax Grid No. 30-6055-04-590165-00, LI Zoning District, for relief from Section 223-17(C) to construct a new building with a height of 66 ft. (*35 ft. maximum permitted*)
3. Application submitted by Beacon Todd, LLC, 18 West Main Street, Tax Grid No. 30-5954-26-647966-00, Linkage Zone, seeking relief from Section 223-15(E)(1)(c) for a sign that projects above the eaves of the building (Brett's True Value Hardware Store)
4. Application submitted by DKH Realty, LLC, 410 Fishkill Avenue, Tax Grid No. 30-6055-80-424048-00, GB Zoning District, seeking relief from the following: Section 223-15(E)(2) to allow two free standing signs (*one sign permitted*); Section 223-15(E)(2)(a) to allow signs to exceed 20 sq. ft.; and Section 223-5(E)(2)(c) to allow signs to exceed 12 ft. in dimension
5. Application submitted by DKH Realty, LLC, 409 Fishkill Avenue, Tax Grid No. 30-6055-80-416064-00, GB Zoning District, seeking relief from Section 223-15(E)(1) to install three new signs affixed to the building's outer wall (*one sign permitted*), and Section 223-15(E)(1)(b) to allow signs to exceed 2 ft. in height
6. Application submitted by River Ridge Views, LLC, Wolcott Avenue (a.k.a. Parcel "L"), Tax Grid No.'s 5954-26-637879, 649885 & 630770-00, RD-7.5 Zoning District, seeking relief from Section 223-17(C) to construct a new residential development with buildings that have less than 18.9 ft. between buildings where 70 ft. is required

7. Continue review of application submitted by Rina Shuman, corner lot at Madison Avenue and Prospect Street, Tax Grid No. 30-6054-46-208527-00, R1-10 Zoning District, seeking relief from Section 223-17(C) to construct a new single family house with a 12.2 ft. side yard setback (*15 ft. required*) and 24.7 ft. total side yard setbacks (*40 ft. required*) (*applicant requested postponement to March 2018 meeting*)