



## Historic Town of Hyde Park

4383 Albany Post Road  
Hyde Park, NY 12538  
**Zoning Board of Appeals**  
**P:** (845) 229-5111, Ext. 2  
**E:** zbasec@hydeparkny.us

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

## Agenda for Regular Meeting ZONING BOARD OF APPEALS

**October 27, 2021 6:00 PM**

*This meeting will be held in person. Attendees are required to wear a face covering.*

*Written comments are due by 4:00pm on the day of the meeting.*

*Email to zbasec@hydeparkny.us*

*Or mail to ATTN: ZBA Secretary, 4383 Albany Post Road, Hyde Park, NY 12538*

Meeting begins 6:00pm

Pledge of Allegiance

Minutes to be Approved: September 22, 2021

### **New Applications**

*This section of agenda is for introductions. There will be no decisions from the Board or public comment allowed regarding the following application(s).*

*Appl #*

*Applicant & Variance Information*

**#21-19z**

Rite Aid Pharmacy, c/o Gloede Signs  
1 Crum Elbow Road  
Hyde Park, NY 12538  
Tax Grid No. 6162-03-429214

#### **Multiple Variances within Section 108-24.2**

Change up to six commercial sign code requirements for two wall-mounted signs and eight freestanding signs in the East Park Business District.

### **Continued Public Hearings:**

*Appl #*

*Applicant & Variance Information*

**#21-16z**

Tayel Nesheiwat  
15 Andover Lane  
Poughkeepsie, NY 12601  
Tax Grid No. 6264-02-484420

#### **Variance – Section 108-5.15 Bulk Regulations**

Change maximum density from 2 dwelling units/acre to 2 dwelling units/0.48 acre to allow an existing two-family dwelling on a 0.48 acre lot located in the Neighborhood District.

**Continued to November 18, 2021:**

*There will be no discussion about this application at the October 27 meeting. Please attend the November 18 meeting to comment on the application.*

Appl #

*Applicant & Variance Information*

**#21-15z**

Camp Victory Lake  
277 Crum Elbow Road  
Hyde Park, NY 12538  
Tax Grid No. 6265-04-630350

**Variance – Section 108-5.15 Bulk Regulations**

Change maximum permitted building height from 35 feet to 47.5 feet for construction of a stadium-style sanctuary space in the Greenbelt District.

**Variance – Section 108-4.3 (G)(2)(a)**

Change stream corridor setback from 100 feet to 0 feet from the Fall Kill Creek for a stream crossing and other construction incursions in the Greenbelt District.

*Agendas are subject to change.*