

ZONING BOARD OF APPEALS
238 Main Street, Cold Spring, New York 10516

March 6, 2006
7:30 p.m.

PUBLIC HEARING

- 1) **ALBURN ELVIN and JANET SANTORO:** **Appeal #791** for a Variance. Applicants request a setback variance of 29.7' from Deer Hill Road for a storage shed. (Located 27 Knollwood Lane, Cold Spring) in an R-40 District. TM #16.16-1-1
- 2) **JOANN DARBY:** **Appeal #792** for a Variance. Applicant requests setback variances for structures previously built without building permits by previous owner. Shed variance 5.3' rear and 8' right side. Gazebo variance 15.6' right side. (Located 3 Ridgewood Road, Cold Spring) in an R-40 District. TM #16.20-1-2
- 3) **JANINE and MATTHEW MASTRANTONE:** **Appeal #775** for Variances 1) Addition on northerly side does not meet setback requirements 2) proposed addition on southerly side. This is a continuation of a Public Hearing held on October 17, November 7, 2005, and January 23, and February 27, 2006. (Located 1862 Route 9, Garrison) in an R-80 District. TM #71-3-11
- 4) **ADAM & DIANA HIRD:** **Appeal #787** for a Variance. Applicant wishes to tear down and rebuild house on top of existing foundation and staying within existing footprint. However, the existing building is over the required 20 foot rear yard setback (14.1 ft from property line at closest point). This is a continuation of a public hearing held February 27, 2006. (Located 63 Horton Road, Cold Spring) in an R-40 District. TM #17.-1-68

REGULAR MEETING

- 5) **REVIEW OF MINUTES:** January 23, 2006
February 13, 2006
February 27, 2006
- 6) **AMERICAN TOWER CORPORATION:** **Appeal #768** for a Special Use Permit to install a new stealth monopole whereon Cingular and Omnipoint will locate antennas and the installation of associated equipment at grade within a secure fenced compound. (Located Garrison Volunteer Fire Department, 71 Upper Station Road, Garrison) in an R-40 District. TM #60.18-1-3 **REVIEW FOR COMPLETENESS**
- 7) **ALVIN FRIEDMAN-KIEN:** **Appeal #779** for an Interpretation. Applicants are seeking reinstatement of Building Permit #6371 which was revoked by the Zoning Administrative Officer on July 30, 2004. This is a continuation of a Public Hearing held on October 17, and November 21, 2005. (Located Cloud Bank Road, Garrison) in an R-80 District. TM #82.-1-24 **REVIEW DRAFT RESOLUTION**
- 8) **OMNIPOINT:** **Appeal #789** for a Special Use Permit. Applicant wishes to co-locate on new stealth monopole that American Tower Corp Appeal #768 has proposed. (Located Garrison Volunteer Fire Department, 71 Upper Station Road, Garrison) in an R-40 District. TM #60.18-1-3 **REVIEW FOR COMPLETENESS**
- 9) **CINGULAR:** **Appeal #790** for a Special Use Permit. Applicant wishes to co-locate on new stealth monopole that American Tower Corp Appeal #768 has proposed. (Located Garrison Volunteer Fire Department, 71 Upper Station Road, Garrison) in an R-40 District. TM #60.18-1-3 **REVIEW FOR COMPLETENESS**
- 10) **OLD BUSINESS/NEW BUSINESS**

Vincent Cestone, Chairman
Philipstown Zoning Board of Appeals

NOTE: Items may not be called in order shown. Not all items may be called.