

CITY OF NEWBURGH
PLANNING BOARD

Lisa Daily, Chairperson
Margaret Hall, Secretary

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PLANNING BOARD MEETING, October 20, 2009.

The City of Newburgh Planning Board meeting was held on Tuesday, October 20, 2009, in the Activity Center, 401 Washington Street, Newburgh, New York.

Members Present:

Lisa Daily, Chairman
Vera Best
Chad Wade
Peter Smith
Deirdre Glenn

Members Absent:

Ramona Monteverde
Roger Wood

Also Present:

Ian MacDougall, Planning and Development

Absent:

Corporation Counsel, Geoff Chanin
City Engineer, Craig Marti

The meeting was called at 7:30 after a quorum was confirmed.

SPECIAL PERMIT

Index No. 2009-11

SPECIAL PERMIT for an indoor soccer field

Location: 13 Mill Street

Applicant: Cesar Grados

At this time, Mr. Victor Velasquez, brother-in-law of the applicant made the presentation to the Board as follows:

The applicant requests to operate an indoor soccer field for the community. He then explained that there will only be 30 people allowed. Parking is available on the street or the municipal parking lot on Ann Street. The business will be open on Saturdays and Sundays and after school during the week.

Discussion by the Board

- The hours of operation still have to be established

- A design professional to be hired for the interior renovations
- A building permit and a certificate of occupancy to be obtained.
- The use must and is deemed to be compatible with the character of the neighborhood.
- The Board decided that the business is considered an assembly use
- The project supports any of the recreation policies identified in the master plan adopted 2008.

The Chairman of the Board then asked the public if any person would like to be heard for this application.

No response from the people.

Deirdre Glenn moved and Peter Smith second the motion to close the public hearing.

The motion was carried unanimously.

Deirdra Glenn moved and Vera Best second the motion to approve this application for a period of two years. Applicant also to supply hours of operation. The motion was carried unanimously.

DISCUSSION

Index No. 2005-13

Referral to Zoning Board of Appeals

Location: 660 Broadway

Applicant: Stephen Craig

Discussion by the Board

- The applicant stated to the Board that he cannot go forward with the project at this time, until the lot line change is approved.
- Memo from the City Planner to be made a matter of the minutes
- The present survey map on file is dated 7-11-2006. The plan of survey must be revised to reflect the current zoning districts the encroachment by the adjacent property which is the former Jonas Automotive site.
- The applicant to be in compliance with said special permit dated 5-30-1991.

Peter Smith moved and Chad Wade second the motion to refer this application to the Zoning Board of Appeals for an Area Variance for a pre-existing non conformance setback in the front yard along Broadway.

The motion was carried unanimously.

Meeting adjourned at 8:00 p.m.

Respectfully submitted

Margaret Hall, Secretary

