

**ZONING BOARD OF APPEALS
AGENDA
September 20, 2023**

PUBLIC HEARING:

Robert and Patricia Detrick
TM#: 105.1.4.1.110 (RAG-2)
39 Eustance Lane
Pine Bush, NY 12566
§177-15B – Variance for Installing Pool on the Side of the House

**PUBLIC HEARING
CONTINUATIONS:**

Darla Hall
TM#: 106.50-1-35 (HWG)
1460 Route 208
Wallkill, NY 12589
§177-23.2 – Variance for Accessory Dwelling Unit

JRKB Properties LLC/Kellen Barber
TM#: 104.42-4-8 and 104.42-4-9 (RAG-2)
Lakewood Road
Pine Bush, NY 12566
§177-6E – Lot Line Change for Single-Family Dwelling - Variances for Lot Size of 1.57 Acres, Lot Width of 75’ and Lot Depth of 50’

Withdrawal Letter Received – Close Public Hearing

Debra and Stephen DeEntremont – Withdrawal Letter Received
TM#: 98.1-1-9 (RS-1)
123 Clark Road
Pine Bush, NY 12566
§177-23.2c.(2) and 117-10 – Variances for Lot Area of 5.448 Acres, Lot Width of 42.52’ and Rear Yard Setback of 53’

Public Hearing Continued to October 18, 2023

Christopher Sparaco/NY USLE Bruynswick Rd I LLC
TM#: 99.2-6-10 (RAG-4)
2319 Bruynswick Road
Wallkill, NY 12589
§177-23.1.E(3)b) – Solar Energy Systems - Variances for 7% Lot Coverage, 50’ Area for Vegetative Buffer and 13.9 Acre Clearing

Withdrawal Letter Received – Close Public Hearing

Lily of the Valley Homes/Kelly Zemski
TM#: 99.2-6-22 (RAG-4)
2491 Bruynswick Road
Wallkill, NY 12589
§177-6G – Variances for Lot Area of .7 Acres and Lot Width of 65’

AGENDA SUBJECT TO CHANGE - REVISED 9/8/23