

**TOWN OF CLINTON  
PLANNING BOARD REPORT  
TOWN BOARD MEETING  
May 12, 2020**

**April 21, 2020 PB Meeting**

The meeting was cancelled due to government shut down per Exec. Order 202.1 (COVID 19 Pandemic)

**May 5, 2020 PB Virtual Meeting**

Boucher Area Variance – 304 Clinton Avenue, Tax Grid No. 6366-00-837288.

Applicant request the following area variances in order to build a 280 square foot greenhouse.

Sec. 250 Attachment 2 – front yard setback reduction from 100 feet to 40 feet.

Section 250-22 permitting construction of an accessory building closer to the fronting street than the principal building,

- This property is an 18.19 acre lot in the AR 5 Zoning District.
- A demolition permit approval was issued by the Planning Board in January 7, 2020 to demolish an accessory dwelling due to its disrepair condition.
- The proposed location of the greenhouse is closer to the fronting street than the principal building, however this accessory structure will be built within the footprint of a recently-demolished accessory structure.
- The requested variance is substantial, however the proposed location is the most feasible location given the existing use of the property as a horse farm and prior accessory structure location and foundation.

Received positive recommendation to the Zoning Board of Appeals.

Murphy Area Variance - 53 Lake Pleasant Drive, Tax Grid No. 6366-00-925457

Applicant requests an area variance to Sec. 250 Attachment 2 reducing the rear yard setback from 75 feet to 69 feet to enlarge and repair an existing wood deck and install an under storage propane tank which is within the controlled area (Sec. 250-78)

- This is a 1.75 acre nonconforming lot in the AR 5 Zoning District.
- All the lots in the area are pre-existing substandard lots with similar Setbacks.
- Will also require Water Law Permit once the variance is granted.

Received Positive recommendation to the Zoning Board of Appeals.

Long Pond Campground Annual Permit – 150 Lake Drive, Tax Grid No. Tax Grid No. 6468-00-032842.

Annual Permit for 2020 is granted.

**OTHER MATTERS:**

Murphy's 2 lot subdivision (Board Discussion) - 83 Willow Lane

The board had a lengthy discussion about the proposed new lay out where in one of the two lots are intersected by a farm road.

The board agreed to consult the Town Attorney about the matter.

No action taken.

Prepared by:



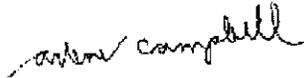
Arlene Campbell  
Building, Planning and Zoning Board of Appeals Clerk

Cc: Dean Michael, Liaison Officer

**TOWN OF CLINTON  
ZONING BOARD OF APPEALS MEETING  
MONTHLY REPORT  
TB meeting May 12, 2020**

Due to COVID-19 Pandemic and Government  
shut down per Executive Order 202.1, the  
ZBA April Meeting was cancelled.

Submitted by:



Arlene A. Campbell  
Zoning Board of Appeals Clerk

Cc: Dean Michael, Board Liaison Officer

Conservation Advisory Committee Report  
May 12, 2020 Town Board Meeting

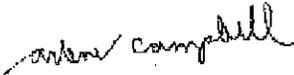
The Conservation Advisory Committee has not met due to the public health crisis. Future meetings will be decided as we move forward.

Report prepared by  
Michael Whitton, Councilmember

Town of Clinton Building Department  
April 2020 Monthly Report  
Town Board Meeting 5-12-2020

Number of Building Permits Issued	9
Number of CO & CC issued	3
Number of Title Search	2
Total Number of Mileage by the Building Inspector (see ZEO mileage)	
Total Cost of Construction	<u><u>\$ 35,383.20</u></u>

Prepared By:



Arlene Campbell  
PB, ZBA, BD Clerk

# Permit Report By Type

04/01/2020 - 04/30/2020

Permit Type: All

Permit Type:	Permit #	Applicant	Location	SBI #	Issued	Valuation	Fee Amount
Accessory Alteration	BP-2020-7041	Michael Clark	13 Mountain View Rd	6368-00-	04/08/2020	\$15,000.00	\$125.00
				Accessory Alteration Total:		1	
				Amount Totals:		\$15,000.00	\$125.00
Add to Accessory Dwelling	BP-2020-7044	Zachary Snow	701-705 Slate Quarry Rd	6469-00-	04/13/2020	\$60,000.00	\$0.00
				Add to Accessory Dwelling Total:		1	
				Amount Totals:		\$60,000.00	\$0.00
Electrical Service	BP-2020-7049	John Duval	107 E Meadowbrook Ln	6367-00-	04/28/2020	\$200.00	\$90.00
				Electrical Service Total:		1	
				Amount Totals:		\$200.00	\$90.00
In Ground Pool	BP-2020-7043	Dina Weisberger & Jennifer Greenstein	129 Schultsville Rd	6468-00-	04/08/2020	\$38,750.00	\$225.00
				In Ground Pool Total:		1	
				Amount Totals:		\$38,750.00	\$225.00
New Residential	BP-2020-7046	Tim and Saria Lang	334 Browning Rd	6366-00-	04/27/2020	\$260,000.00	\$0.00
				New Residential Total:		1	
				Amount Totals:		\$260,000.00	\$0.00
Renovation	BP-2020-7045	Nicholas Abbatiello	7 Heritage Rd	6566-00-	04/28/2020	\$7,000.00	\$101.00
				Renovation Total:		1	
				Amount Totals:		\$7,000.00	\$101.00
Residential Alteration	BP-2020-7040	Cairman Holdings LLC	803 Centre Rd	6467-00-	04/07/2020	\$0.00	\$95.00
				Residential Alteration Total:		1	
				Amount Totals:		\$0.00	\$95.00

Permit Type:

Permit #	Applicant	Location	SBI #	Issued	Valuation	Fee Amount
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BP-2020-7042	Fred Weil	183 Fiddlers Bridge Rd	6267-00-	04/08/2020	\$40,735.62	\$150.00
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TESLA Charging Station						
BP-2020-7050	Savannah Guthrie	55 Mountain View Rd	6368-00-	04/30/2020	\$35,383.20	\$186.15

Roof Mounted Solar ES Total:						
Amount Totals:					\$40,735.62	\$150.00

TESLA Charging Station Total:						
Amount Totals:					\$35,383.20	\$186.15
Permit Grand Total:					9	\$186.15
Amount Grand Totals:					\$457,068.82	\$972.15

# Completion Issued Report

04/01/2020 - 04/30/2020  
 Contact Type: Applicant

Permit #	SBL	Completion Type	Completion Number	Applicant	Location	Completion Date
4071	6566-00-586423-0000	CO	5607	Francis Montgomery	18 Hickory Hill Rd	04/23/2020
BP-2006-5055	6369-00-915130-0000	CO	5608	Samuel & Nina Vitale	124 Kansas Rd	04/30/2020
BP-2018-6795	6267-00-883693-0000	CC	1527	Deven Fisher	137 Fiddlers Bridge Rd	04/08/2020

Garage - Detached # of CC/CO : Issued : 1

Deck/Porch # of CC/CO : Issued : 1

Grand Total: 3

Town of Clinton  
Town Board  
1215 Centre Road  
Rhinebeck, NY 12572

May 7, 2020

**Re: Zoning Administrator's Report (April 2020)**

Below are the activities that took place during the month of **April 2020**.

- phone conference with the Town Attorney about present Zoning violations and enforcement procedures.
- Reviewed emails from April 2020 to present.
- Reviewed current & open Zoning violations (373 Allen Rd, 1076 Hollow Road, 817 Hollow Road, 26 Blue Heron Lane, 384 Mountain View Road)
- Respond to email and phone's various complaints
- Issued (4) Notice Violations/Order to Remedies
- Reviewed & Approved (9) Building Permits
- Performed (5) Building Inspections (27 Crimson Hill, 137 Fiddlers Bridge Road, 459 Mountain View Road, 124 Kansas Road, 586 Clinton Hollow Road)

Respectfully submitted,

*John J. Fenton*

John J. Fenton  
Zoning Administrator  
Town of Clinton

# Highway Report for April 2020

The 2020 Highway Spending 284 agreement has been submitted from the Highway Dept.

Equipment is getting ready to go to surplus. The sale will help offset costs for replacement items that are needed. Surplus items include trucks, a post hole digger and a sickle bar.

Spring road maintenance is ongoing. Roads are being cleaned, washed and blown clear of debris. Ditch and culvert cleaning/repairs are being performed. Clinton Avenue, Browning Rd, Fox Run and Kansas Rd have undergone repairs and maintenance.

Trucks are being prepared for summer work requirements.

Major tree work and clean up took place because of the windstorm that happened on Monday, April 13<sup>th</sup>.

The crew is still working at half staffed. Policies and procedures are being set in place to bring the full crew back in May.

Library Report  
May 12, 2020 Town Board Meeting

The Library Trustees met May 11, 2020, virtually via GoToMeeting.

- The library remains closed during the current public health emergency.
- The Library Director, Carol Bancroft is developing a phased re-opening plan for after the COVID-19 closures. The library will be in close communication with the Town Supervisor to coordinate any re-opening of library services. This may include the use of the Town Hall space in order to accommodate social distancing requirements.
- The library has experienced an increase in electronic media during this time, as would be expected.
- Battle of the Books, a middle school and high school reading competition, has been cancelled for 2020.
- Eliot Werner was appointed to an open position on the Library Board of Trustees, effective May 12, 2020.
- Matt Pfistere came to the end of his term and tenure as President of the library board of trustees. His successor is Mary Pat Sternberg.

Report prepared by  
Michael Whitton, Councilmember

Altice Report  
May 12, 2020 Town Board Meeting

Altice sent a communication to the town dated May 1, 2020, in which we were informed of the following

- Effective 6/16/2020, six channels – Fight Network, Game+, Mav TV, NFL Red Zone, NHL Network, and Willow – will be removed from the Optimum Premier level of service but will remain available in the a la carte Optimum Sports Pack. For those Optimum Premier customers wishing to retain these channels, they may subscribe to the optional Optimum Sports Pack for a discounted monthly rate of \$5.00.
- There will be no change in monthly rate to the Optimum Premier package.

prepared by  
Michael Whitton, Councilmember

Cemetery Report  
May 12, 2020 Town Board Meeting

There were no burials since our last meeting.

Seasonal maintenance has begun.

Eliot Werner, cemetery custodian, has arranged for a representative from Kol-Rocklea to assess the damage at Pleasant Plains. This will give us a better idea of the amount of grant money to ask for from the NYS Division of Cemeteries.

We are also in the process of obtaining the original deeds to the cemeteries from the Dutchess County Clerk, as will be needed to apply for the grants. Some of the deeds are quite old, and were difficult to find. Brad Kendall, County Clerk, personally got involved to help with the search.

There was one inquiry from a plot owner at Schultzville Cemetery, asking about cornerposts that were installed over a decade ago that have now sunken into the ground. The owner would like to locate the cornerposts and arrange to have them dug out and repositioned by Barre Memorials. Eliot visited Schultzville and was able to locate a couple of the cornerposts, providing the plot owner with some direction. Additionally, he took some pictures of other gravestones that the plot owner inquired about, all family.

Report prepared by  
Michael Whitton

WIC Report  
May 12, 2020 Town Board Meeting

Due to the ongoing public health emergency, the Wappinger Creek Watershed Intermunicipal Council cancelled the April meeting. An online video conference has been scheduled for May 15, 2020.

Report prepared by  
Michael Whitton, Councilmember