

**TOWN OF WARWICK ZONING BOARD OF APPEALS**  
**AGENDA**

Town of Warwick Zoning Board of Appeals  
Chairman, Jan Jansen

June 28, 2021  
7:30 p.m.

1. **PUBLIC HEARING OF KIMBERLY MOELLER** - for property located at 51 Miriam Drive, Warwick, New York and designated on the Town tax map as Section 56 Block 4 Lot 19 and located in an SL District for a variance of Section 140-4.B allowing installation of an above ground 18 foot circumference pool 5 feet from the side line where 15 feet are required. **Continued from the 5/24/21 ZBA Meeting.**
2. **PUBLIC HEARING OF LUIS MARTINEZ & SOPHIA INOSTROZA** - for property located at 277 Old Dutch Hollow Road, Warwick, New York and designated on the Town tax map as Section 59 Block 5 Lot 1 and located in an SL District for a variance of Section 140-4.A constructing a 20 foot X 40 foot inground swimming pool in the front yard setbacks 40 (+/-) feet from the front line where 50 feet are required, Sub-Section C 10 (+/-) feet from the house basement where 15 feet are required; and Section 164-41C(4)(f) permitting a 5 foot fence in the front yard setbacks where no more than 4 feet are permitted. **Continued from the 5/24/21 ZBA Meeting.**
3. **PUBLIC HEARING OF WARWICK PROPERTY HOLDINGS LLC** - for property located at 59 Warwick Estates Drive, Warwick, New York and designated on the Town tax map as Section 93 Block 1 Lot 10 and located in an \_\_\_ District for a variance of Section 140-4.D permitting installation of an inground pool 10 feet from the well casing where 20 feet are required. **Continued from the 5/24/21 ZBA Meeting.**
4. **PUBLIC HEARING OF JOHN & JESSE LENTINI** - for property owned by The John and Jesse Lentini Family Trust and located at 480 Jersey Avenue, Greenwood Lake, NY and designated on the Town tax map as Section 72 Block 3 Lot 2 and located in an SM District for a variance of Section 164-40M permitting a chicken coup 15 (+/-) feet from the side line where 100 feet are required.
5. **PUBLIC HEARING OF WILLIAM ALLISON & ALEXANDRA TANGREDI** - for property located at 191 Nelson Road, Warwick, New York and designated on the Town tax map as Section 62 Block 8 Lot 12.12 and located in an SM District for a variance of Section 164-41.C(4)(f) permitting a 6-foot fence in the front yard setback where not more than 4 feet are permitted.
6. **PUBLIC HEARING OF TED DONNELL** - for property located at 16 Deer Trail, Greenwood Lake, NY and designated on the Town tax map as Section 72 Block 2 Lot 11 and located in an SM District for a variance of Section 164-45.1 permitting an addition and deck to an existing single family dwelling reducing 1 side setback from 36.1 feet to 2 feet where 12 feet are required and both side setbacks from 38 feet 1 inch to 4 feet where 30 feet are required.

7. **PUBLIC HEARING OF CONTINUED APPLICATION – JOHNNY HAYSEED LLC** - for property located at Glenwood Road, Warwick, New York and designated on the Town tax map as Section 24 Block 1 Lot 35.22 and located in an RU District for a variance of Section 164-41A(1)(a) & (b) permitting construction of a 4,824 square foot accessory building less than 10 feet from the existing dwelling where not more than 1,200 square feet are permitted and the distance from the dwelling has to be 10 or more feet.

**OTHER CONSIDERATIONS:**