

LEGAL NOTICE OF PUBLIC HEARING

PLEASE TAKE NOTICE that the Town Board, Town of Poughkeepsie does hereby set **Wednesday July 2, 2025 at 7:00 p.m.** as the time date and place of a public hearing to afford all interested parties an opportunity to be heard and seek public comment concerning a proposed zoning map amendment received from 45 Eastdale Ave LLC, for a portion of tax parcel number 6262-04-713324, located at 45 Eastdale Ave N, in the Town of Poughkeepsie consisting of approximately 1.38 acres, from Residence, Single-Family (R-20) to MacDonnell Heights Center (MHC)

AND PLEASE ALSO TAKE FURTHER NOTICE that said proposed zoning map amendment is available in full with Exhibit to preview on our website: <https://ny-poughkeepsietown.civicplus.com/300/Public-Hearings>
Or in person @ the Town Clerk's Office, Monday – Friday, 8AM – 4PM.

Felicia Salvatore, Town Clerk
Town of Poughkeepsie
May 22, 2025

RESOLUTION 5:21 - # 9 OF 2025

WHEREAS, the Town Board has received an application from 45 Eastdale Avenue LLC, requesting a change of zoning for a portion of tax parcel number 6262-04-713324 (45 Eastdale Ave N), in the Town of Poughkeepsie consisting of approximately 1.38 acres, from Residence, Single Family (R-20) to MacDonnell Heights Center (MHC); and

WHEREAS, the proposed zoning map amendment is attached hereto and incorporated herein and the Town Board does hereby waive a verbatim reading of said amendment and does direct that said amendment be spread across the record as if it, in fact, had been read verbatim; and

WHEREAS, the proposed zoning map amendment would allow Eastdale Village to use the housing density from the rezoned 1.38 acres to modify mixed-use Building H to a fully residential building with no increase in the overall residential or commercial density for the Eastdale Village project already reviewed and approved by the Planning Board;; and

WHEREAS, the Planning Board serves as the Lead Agency under SEQRA for the Eastdale Village Project and will review the related changes to Building H as part of an anticipated Site Plan, Special Use Permit and Architectural Review application at its June meeting; and

WHEREAS, the Town Board has determined that the proposed zoning map amendment must be referred to the Dutchess County Department of Planning and Development and to the Town Planning Board for review and recommendation; and

WHEREAS, amending the Zoning Map requires a public hearing;

NOW THEREFORE BE IT RESOLVED THAT:

1. The Town Board refers this matter to the Town Planning Board for an advisory report pursuant to Town Code Section 210-154 and requests that the Planning Board, as Lead Agency under SEQRA, confirm whether this proposal in its entirety is consistent with the prior approved SEQR Findings for Eastdale Village; and
2. The Town Board refers this matter to the Dutchess County Department of Planning and Development for a recommendation pursuant to GML 239-m; and
3. The Town Board hereby sets a public hearing on the proposed zoning map amendment for July 2, 2025, at 7:00 PM, or as soon thereafter as the matter may come to be heard, in the Town Hall, One Overocker Road, Poughkeepsie, New York, and directs the Town Clerk to post notice of the public hearing.

Dated: May 21st 2025

Moved: Barbara Laird

Seconded: Michael Cifone

Motion passes/ fails: Ayes 7 Nays 0

ES/mem
t-5/12/2025
m-5/21/2025

	AYE	NAY	ABSTAIN
<u>PRESENT</u> /ABSENT Councilman Reuter	<input checked="" type="checkbox"/>	___	___
<u>PRESENT</u> /ABSENT Councilwoman Laird	<input checked="" type="checkbox"/>	___	___
<u>PRESENT</u> /ABSENT Councilwoman Burger	<input checked="" type="checkbox"/>	___	___
<u>PRESENT</u> /ABSENT Councilman Cifone	<input checked="" type="checkbox"/>	___	___
<u>PRESENT</u> /ABSENT Councilman Sharpe	<input checked="" type="checkbox"/>	___	___
<u>PRESENT</u> /ABSENT Councilwoman Shershin	<input checked="" type="checkbox"/>	___	___
<u>PRESENT</u> /ABSENT Supervisor Edwards	<input checked="" type="checkbox"/>	___	___

BE IT ENACTED by the Town Board of the Town of Poughkeepsie as follows:

1. Pursuant to Article III, §210-11 of the Town of Poughkeepsie Zoning Code the zoning designation of the approximately 1.38 acre portion of tax parcel number 6262-04-713324 (45 Eastdale Ave N), in the Town of Poughkeepsie currently designated as Residence, Single Family (R-20) be rezoned to Macdonnell Heights Center (MHC) such that the entire parcel will have the Macdonnell Heights Center (MHC) zoning designation.

Back up link below for Item Number 9-Resolution in regard to Eastdale Rezoning

<https://www.townofpoughkeepsie.com/DocumentCenter/View/4545/TB-REZONE---EASTDALE>

** Hard Copies are available in the Town Clerks Office