



THE TOWN OF  
**RHINEBECK · NEW YORK**  
FOUNDED 1686

**Zoning Board of Appeals**  
**PUBLIC HEARING NOTICE**

PLEASE TAKE NOTICE that the Zoning Board of Appeals of the Town of Rhinebeck will hold a Public Hearing, pursuant to Section 267-a of the Town Law at the **Rhinebeck Town Hall**, located at 80 E. Market Street, in the Town of Rhinebeck, New York, on **October 16, 2024 at 7:05 PM**.

All those having an interest in the application will be given an opportunity to be heard at the meeting. The application and supporting information may be examined prior to the Public Hearing by accessing the applications link found on the Zoning Board page or the Town website or by contacting the Zoning Board Secretary for more information.

Zoning Board of Appeals of the Town of Rhinebeck will hold a Public Hearing on the Application of:

**Case # 1065 Christopher Heintz – 360 Morton Rd.  
Grid# 135089-6068-00-754945**

The Zoning Administrator reviewed the application to install a pool pavilion. The property is in the HP-20 zoning district.

The findings are that the site plan layout does not meet the Town Zoning code requirement in the area as follows:

1 Area Variance

1. Accessory Structure in front of Principal Structure : §125-27(A)(3) - Except for agricultural structures, guest cottages or caretaker's dwellings, no such structure shall either project closer to the fronting street than the principal building on the lot or be located within a required front yard.

Required = 298.3 feet (measurement from house to road)

Proposed = 159.7 feet

Variance Requested = 138.6 feet

Zoning Board of Appeals, at said time will hear all persons or their agents in support of, or any objections to this matter. Written comments may also be submitted to the Zoning Board of Appeals Secretary at, [zoningclerk@rhinebeckny.gov](mailto:zoningclerk@rhinebeckny.gov)

By Order of the ZBA,

*Gretchen Smith*

Zoning Board of Appeals Secretary