

Name of Municipality: TOWN OF ORANGETOWN Date Submitted: _____

2021 LAND USE BOARD APPLICATION

Please check all that apply:

<input type="checkbox"/> Commercial <input type="checkbox"/> Planning Board <input checked="" type="checkbox"/> Zoning Board of Appeals <input type="checkbox"/> Subdivision <input type="checkbox"/> Number of Lots <input type="checkbox"/> Site Plan <input type="checkbox"/> Conditional Use <input type="checkbox"/> Special Permit <input checked="" type="checkbox"/> Variance <input type="checkbox"/> Performance Standards Review <input type="checkbox"/> Use Variance <input type="checkbox"/> Other (specify): _____	<input type="checkbox"/> Residential <input type="checkbox"/> Historical Board <input type="checkbox"/> Architectural Board <input type="checkbox"/> Consultation <input type="checkbox"/> Pre-Preliminary/Sketch <input type="checkbox"/> Preliminary <input type="checkbox"/> Final <input type="checkbox"/> Interpretation
--	--

PERMIT#: 51613
 ASSIGNED _____
 INSPECTOR: Glenn
 Referred from Planning Board: YES / NO
 If yes provide date of Planning Board meeting: _____

Project Name: FAILS Residence

Street Address: 21 CLINTON AVENUE
TAPPAN, N.Y. 10983

Tax Map Designation:
Section: 77.06 Block: 2 Lot(s): 48
Section: _____ Block: _____ Lot(s): _____

Directional Location:

On the SOUTH side of CLINTON AVENUE, approximately 230 feet WEST of the intersection of SUMMIT AVENUE, in the Town of ORANGETOWN in the hamlet/village of TAPPAN.

Acreage of Parcel <u>0.17</u>	Zoning District <u>R-15</u>
School District <u>SMITH ORANGETOWN CENTRAL</u>	Postal District <u>10983</u>
Ambulance District <u>SOAC</u>	Fire District <u>Tappan</u>
Water District <u>SUB2</u>	Sewer District <u>Orangetown</u>

Project Description: (If additional space required, please attach a narrative summary.)

REPLACE & ENLARGE EXISTING EXTERIOR REAR DECK
AND CONSTRUCT AN ADDITIONAL EXTERIOR REAR DECK

The undersigned agrees to an extension of the statutory time limit for scheduling a public hearing.

Date: 7/9/2021 Applicant's Signature: Terrill Falls

APPLICATION REVIEW FORM

FILL IN WHERE APPLICABLE.

(IF THE FOLLOWING DOES NOT APPLY PLEASE MOVE ON TO THE NEXT PAGE)

If subdivision: N/A

- 1) Is any variance from the subdivision regulations required? _____
- 2) Is any open space being offered? ____ If so, what amount? _____
- 3) Is this a standard or average density subdivision? _____

If site plan: N/A

- 1) Existing square footage _____
- 2) Total square footage _____
- 3) Number of dwelling units _____

If special permit, list special permit use and what the property will be used for.

N/A

Environmental Constraints:

Are there slopes greater than 25%? If yes, please indicate the amount and show the gross and net area NO

Are there streams on the site? If yes, please provide the names. NO

Are there wetlands on the site? If yes, please provide the names and type:

NO

Project History:

Has this project ever been reviewed before? NO

If so, provide a narrative, including the list case number, name, date, and the board(s) you appeared before, and the status of any previous approvals.

N/A

List tax map section, block & lot numbers for all other abutting properties in the same ownership as this project.

N/A



OFFICE OF BUILDING, PLANNING, AND ZONING
ADMINISTRATION AND ENFORCEMENT
TOWN OF ORANGETOWN
20 Greenbush Road
Orangeburg, N.Y. 10962

Jane Slavin, R.A.
Director

(845)359-8410

Fax: (845) 359-8526

DENIAL TO THE ZONING BOARD OF APPEALS

Date: June 18, 2021

Applicant: Fails

Address: 21 Clinton Ave, Tappan, NY

RE: Application Made at: same

Chapter 43, Table 3.12, Column 1 R-15 District, Column 2 Group M, Column 3 SFR, Column 9 Required Side Yard 15' w/ 13.4' proposed, Column 10 Total Side Yard 30' w/ 26.8' proposed, Column 11 Rear Yard 35' w/ 26' proposed. Section 5.21(c) Undersized lot for side yard and total side yard applies

Existing Non-Conforming (ENC) Lot Area(15,000sf w/ 7,486sf ENC), Lot Width (100' w/ 75' ENC), Front Yrd (30' w/ 25' ENC), and FAR (20% w/ 34% ENC)

Three variances required

Section: 77.06

Block: 2

Lot: 48


Dear Fails:

Please be advised that the Building Permit Application, which you submitted on June 16, 2021, has been denied. I have enclosed a Xerox copy of your application, where you will find at the bottom the reason for denial.

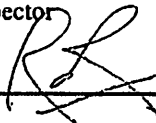
In Accordance with Zoning, Chapter 43 Section 10.322 the time to appeal a determination of a Building Inspector or Similar administrative office is thirty (30) days from the filing of such a determination with the Town Clerk.

The Clerk to the Zoning Board of Appeals, Debbie Arbolino, will assist you in the preparation necessary to appear before the board.

Sincerely,

 6.18.21

Richard Oliver
Deputy Building Inspector

 Deputy 6.18.21

Signature of Director
NOTE: PLEASE KEEP FOR YOUR RECORDS
12-31-18-CCC

Date
CC: Rosanna Sfraga
Liz Decort
Debbie Arbolino

<u>MIS</u>	<u>PRINT KEY</u>	<u>NAME</u>	<u>ADDRESS</u>
2489	77.06-2-34	Robert Ortman	94 Newport Av,Tappan, NY 10983
2489	77.06-2-35	Robert Ortman	94 Newport Av,Tappan, NY 10983
2489	77.06-2-36	Freddy Hernandez	16 Clinton Ave,Tappan, NY 10983
2489	77.06-2-37	Michael J Pustorino	20 Clinton Ave,Tappan, NY 10983
2489	77.06-2-38	Christine Petersen	24 Clinton Ave,Tappan, NY 10983
2489	77.06-2-39	Morgan Munroe	28 Clinton Ave,Tappan, NY 10983
2489	77.06-2-46	Bernard S Rooney	29 Clinton Ave,Tappan, NJ 10983
2489	77.06-2-47	Larry Siegel	23 Clinton Ave,Tappan, NY 10983
2489	77.06-2-48	Gary P Fails	21 Clinton Av,Tappan, NY 10983
2489	77.06-2-49	Erik Young	15 Clinton Ave,Tappan, NY 10983
2489	77.06-2-50	Fabienne Rigaud	128 Summit Ave,Tappan, NY 10983
2489	77.06-2-51	Lana Tonkoschkur	124 Summit Ave,Tappan, NY 10983
2489	77.06-2-52	Frank Adamo	116 Summit Ave,Tappan, NY 10983
2489	77.06-2-53	Peter Scheck	12 Sterling Ave,Tappan, NY 10983
2489	77.06-2-54	John L Conklin	16 Sterling Ave,Tappan, NY 10983
2489	77.06-2-55	Kenneth Schmidt	20 Sterling Ave,Tappan, NY 10983
2489	77.06-2-56	Beverly J Hodge	26 Sterling Av,Tappan, NY 10983

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Terri & Gary Fails
21 Clinton Avenue, Tappan, New York 10983

Town of Orangetown
20 Greenbush Road
Orangeburg, NY 10962

Re: Proposed exterior rear decks for 21 Clinton Avenue, Tappan, New York 10983

We authorize our architect, Jonathan B. Hodosh, to act as our agent in all matters concerning planning and zoning board applications, building permits, construction, and any variances that may be required for our project at 21 Clinton Avenue, Tappan, New York 10983. This includes signing of applications (including owner's consent) and correspondence; and appearing before all required boards.

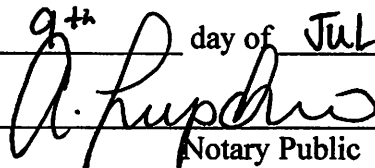
Sincerely,



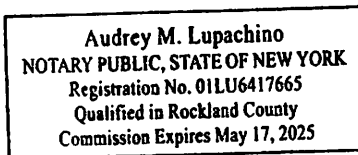
Owner: Terri & Gary Fails
Mailing: 21 Clinton Avenue,
Address: Tappan, New York 10983

SWORN to before me this

9th day of JULY, 2021



Notary Public



Short Environmental Assessment Form

Part 1 - Project Information

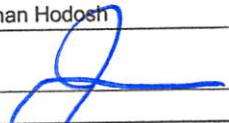
Instructions for Completing

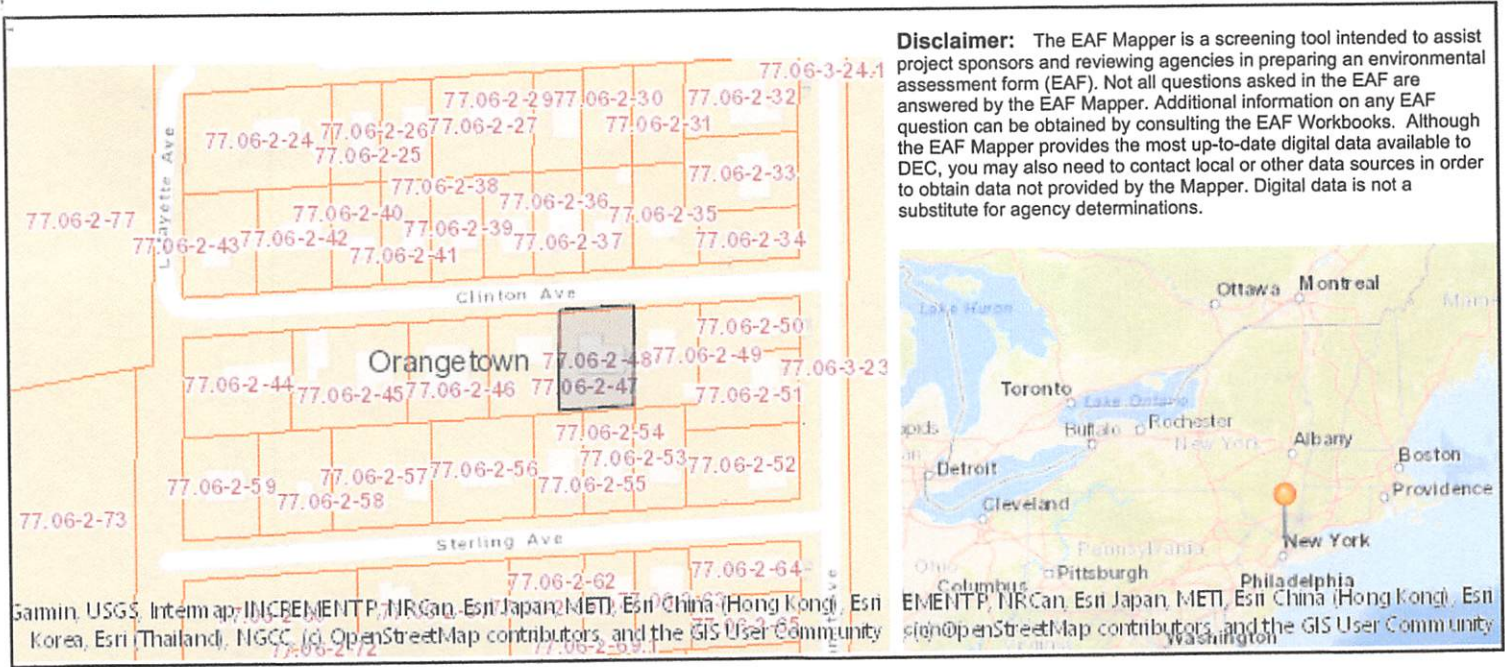
Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Name of Action or Project: FAILS Residence			
Project Location (describe, and attach a location map): 21 Clinton Avenue, Tappan N.Y. 10983			
Brief Description of Proposed Action: Replace and enlarge existing exterior rear deck and construct an additional exterior rear deck			
Name of Applicant or Sponsor: Gary and Terri Falls		Telephone: 914-310-3478	
		E-Mail: terriklauser@verizon.net	
Address: 21 Clinton Avenue			
City/PO: Tappan		State: N.Y.	Zip Code: 10983
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.		NO <input type="checkbox"/>	YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval: Town of Orangetown ZBA, Town of Orangetown Building Permit		NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action?		_____ 0.17 acres	
b. Total acreage to be physically disturbed?		_____ 0.006 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		_____ 0.17 acres	
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____ _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:		
<input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>
	<input type="checkbox"/>	<input type="checkbox"/>
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)? If Yes, explain the purpose and size of the impoundment: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____ _____	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE Applicant/sponsor/name: <u>Jonathan Hodosh</u> Date: <u>2021-07-14</u> Signature:  Title: <u>Architect</u>		



Disclaimer: The EAF Mapper is a screening tool intended to assist project sponsors and reviewing agencies in preparing an environmental assessment form (EAF). Not all questions asked in the EAF are answered by the EAF Mapper. Additional information on any EAF question can be obtained by consulting the EAF Workbooks. Although the EAF Mapper provides the most up-to-date digital data available to DEC, you may also need to contact local or other data sources in order to obtain data not provided by the Mapper. Digital data is not a substitute for agency determinations.

- Part 1 / Question 7 [Critical Environmental Area] No
- Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites] No
- Part 1 / Question 12b [Archeological Sites] Yes
- Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies] No
- Part 1 / Question 15 [Threatened or Endangered Animal] No
- Part 1 / Question 16 [100 Year Flood Plain] No
- Part 1 / Question 20 [Remediation Site] No



THE FAILS RESIDENCE

21 CLINTON AVENUE, TAPPAN, NEW YORK 10983

GEORGE HODOSH ASSOCIATES-ARCHITECTS, P.C.

22 THIRD STREET, NEW CITY, NEW YORK 10956 PHONE: (845) 638-9336 FAX: (845) 638-9380

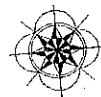
2021 JUNE 04

DRAWING LIST

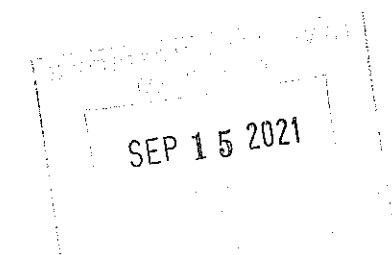
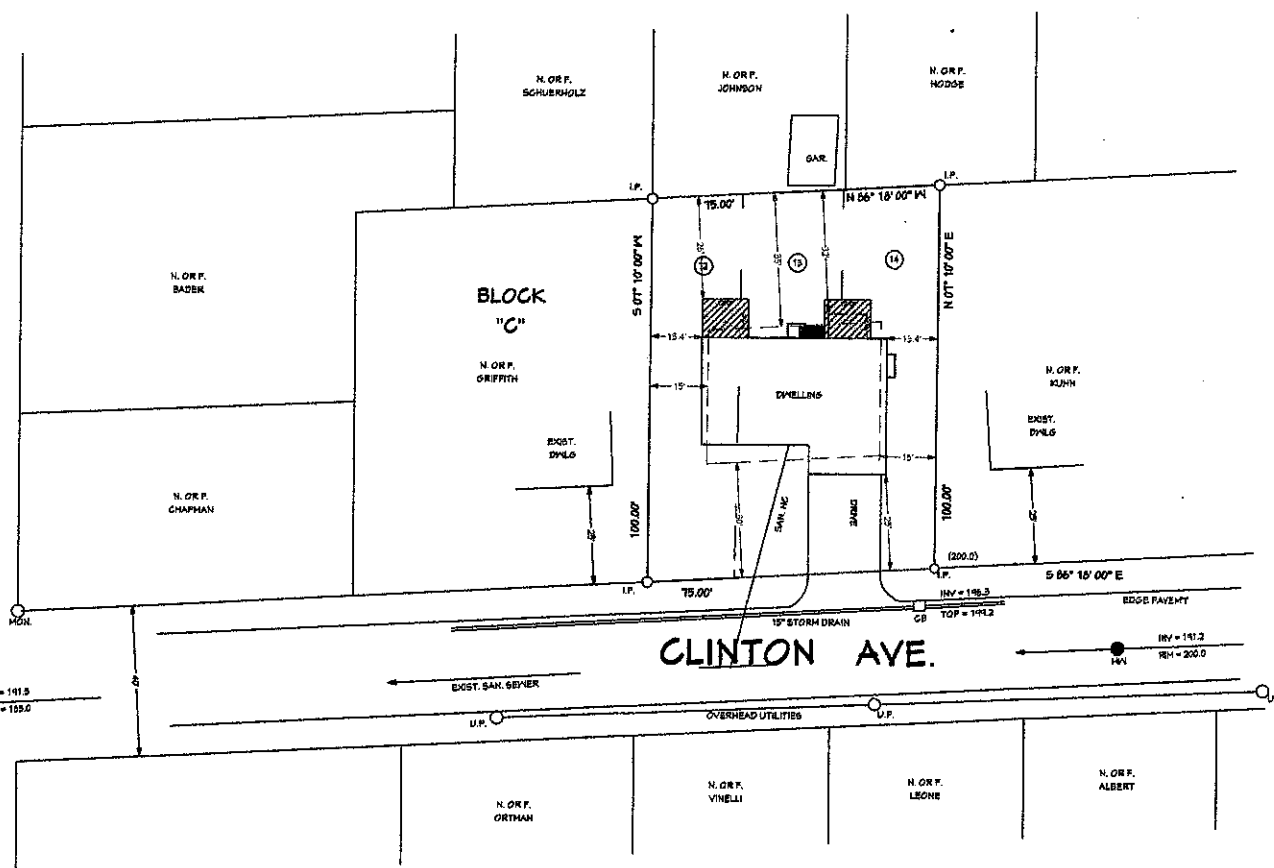
- COVER SHEET
- D1 EXISTING BASEMENT/ FIRST FLOOR PLANS
- A1 BASEMENT/ FIRST FLOOR PLANS
- A2 PARTIAL RIGHT/ LEFT ELEVATION
- A3 REAR ELEVATION

21025, FAILS

SCALE: 1" = 30'



SUMMIT AVE.



**TOWN OF ORANGETOWN
TABLE OF BULK REQUIREMENTS**

ZONE: R-15 SECTION: 77.06 BLOCK: 2 LOT: 48

	REQUIRED	EXISTING	PROPOSED
MINIMUM LOT AREA (SQ. FT.)	15,000	7,486 *	7,486 *
LOT WIDTH (FEET)	100	75 *	75 *
STREET FRONTAGE (FEET)	75	75	75
FRONT YARD (FEET)	30	25 *	25 *
SIDE YARD (FEET)	15 "	13.4 *	13.4 "
TOTAL SIDE YARD (FEET)	30 "	26.8 *	26.8 "
REAR YARD (FEET)	35	32 *	26 "
MAXIMUM HEIGHT (FEET)	1 FOOT PER FOOT FROM FRONT LOT LINE	NO CHANGE	NO CHANGE
FLOOR AREA RATIO	0.20	NO CHANGE	NO CHANGE

- * EXISTING NONCONFORMING
- ** UNDERSIZE LOT EXCEPTION PER TOWN OF ORANGETOWN ZONING SECTION (5.2 (5.21)(c))
- ** VARIANCE REQUIRED

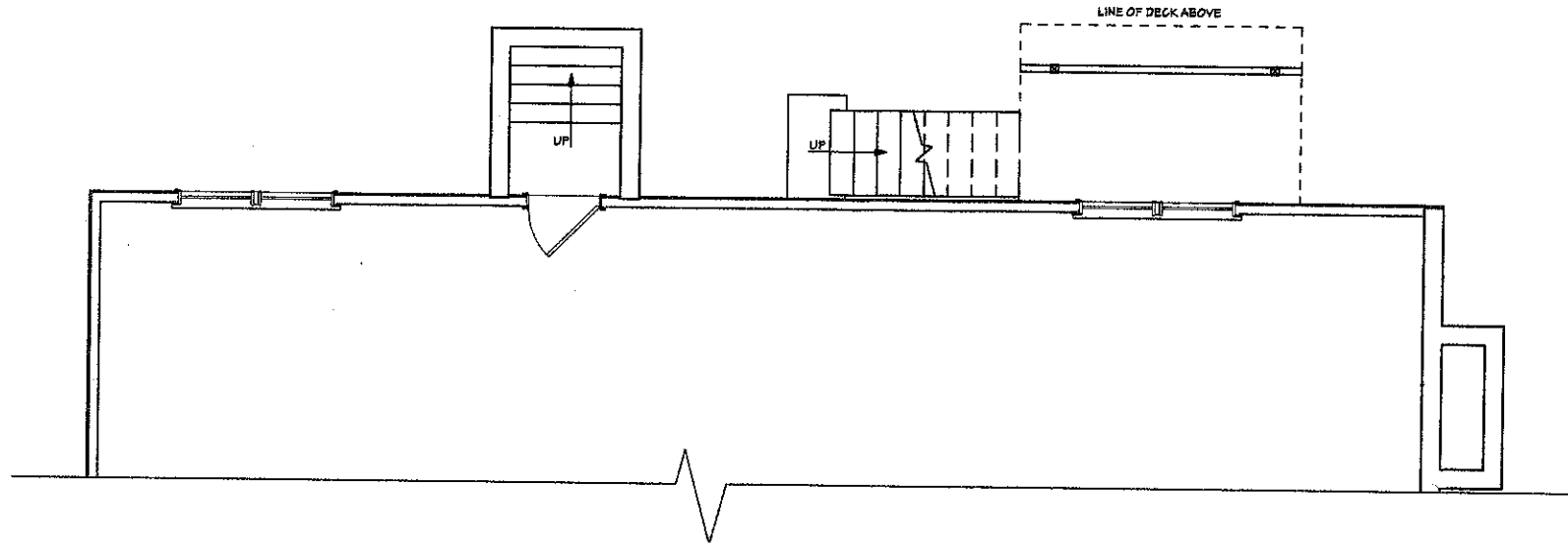
PLOT PLAN BASED ON SURVEY BY
LIC 49162
DATED: APRIL 20, 1983
& ARCHITECTS FIELD MEASUREMENTS
& OBSERVATIONS

- EXISTING SETBACKS
- PROPOSED SETBACKS
- REQUIRED SETBACKS
- EXISTING STRUCTURE TO REMAIN
- PROPOSED DECK

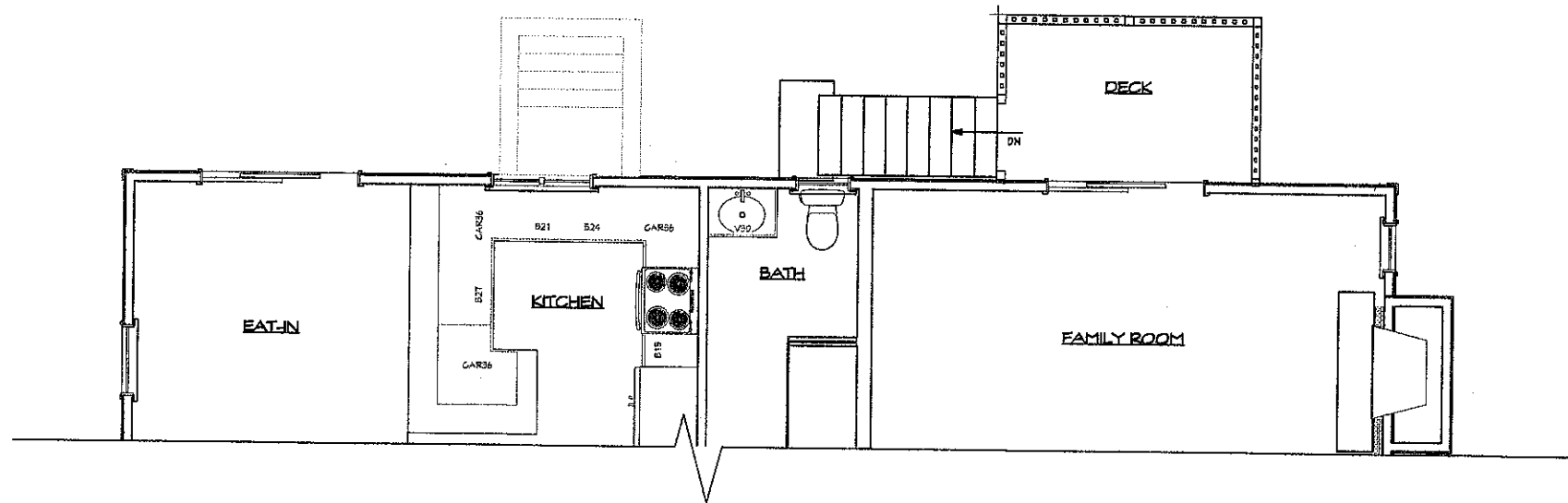
REVISIONS

DATE	DESCRIPTION	BY
2021-04-30	EXISTING CONDITIONS	SAB
2021-03-04	PROPOSAL 1	SAB
2021-05-10	PROPOSAL 2	SAB
2021-06-14	ZONING SET 1	SAB

THESE PLANS ARE NOT TO BE CONSIDERED VALID AND COMPLETE CONSTRUCTION DOCUMENTS UNLESS AND UNTIL THEY BEAR THE ARCHITECTURAL SEAL & SIGNATURE OF JONATHAN B. HODOSH.



EXISTING BASEMENT PLAN
SCALE: 1/4" = 1' - 0"



EXISTING FIRST FLOOR PLAN
SCALE: 1/4" = 1' - 0"

PROPOSED ADDITIONS/ ALTERATIONS:
THE FAILS RESIDENCE
21 CLINTON AVENUE, TAPPAN, NEW YORK 10983
SHEET TITLE:
EXISTING BASEMENT/ FIRST FLOOR PLANS

SCALE:	1/4" = 1'-0"
DATE:	2021-04-30
JOB #:	21025
DRAWN BY:	SAB
CHECKED BY:	JBH



GEORGE HODOSH ASSOCIATES-
ARCHITECTS, P.C.
22 THIRD STREET, NEW CITY, NEW YORK 10956
PHONE: (845) 638-9336 FAX: (845) 638-9380

© 2021 GEORGE HODOSH ASSOCIATES-ARCHIT, P.C.

CONSTRUCTION / DEMOLITION LEGEND

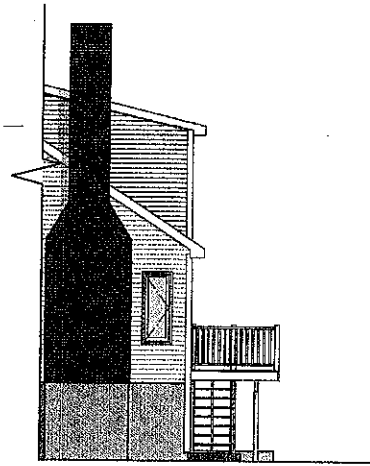
	EXISTING CONSTRUCTION TO BE REMOVED		EXISTING WINDOW TO BE REMOVED		EXISTING DOOR TO BE REMOVED
	EXISTING CONSTRUCTION TO REMAIN		EXISTING WINDOW TO REMAIN		EXISTING DOOR TO REMAIN
	PROPOSED NEW CONCRETE BLOCK WALL		PROPOSED WINDOW		PROPOSED DOOR
	PROPOSED NEW POURED CONCRETE WALL				
	PROPOSED FRAMED CONSTRUCTION WITH SOUND ATTENUATING INSULATION				
	PROPOSED FRAMED CONSTRUCTION				

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REVISIONS

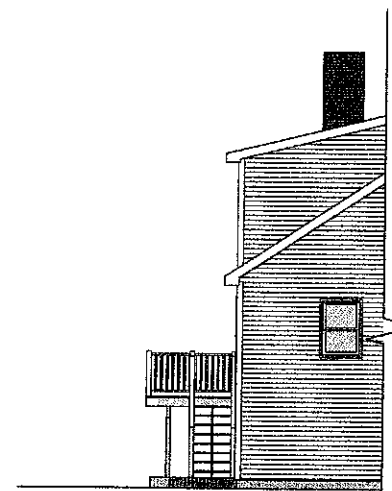
DATE	EXISTING CONDITIONS	SAB
2021-04-30	PROPOSAL 1	SAB
2021-05-10	PROPOSAL 2	SAB
2021-06-14	ZONING SET 1	SAB

D1



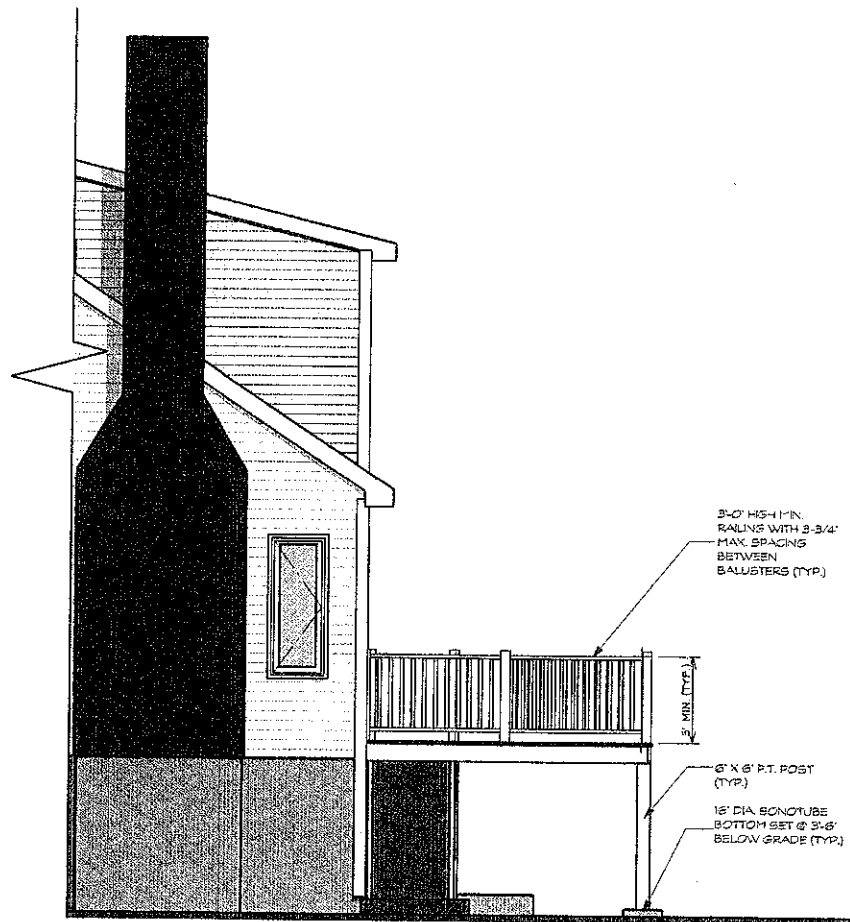
EXISTING PARTIAL RIGHT ELEVATION

SCALE: 1/8" = 1'-0"



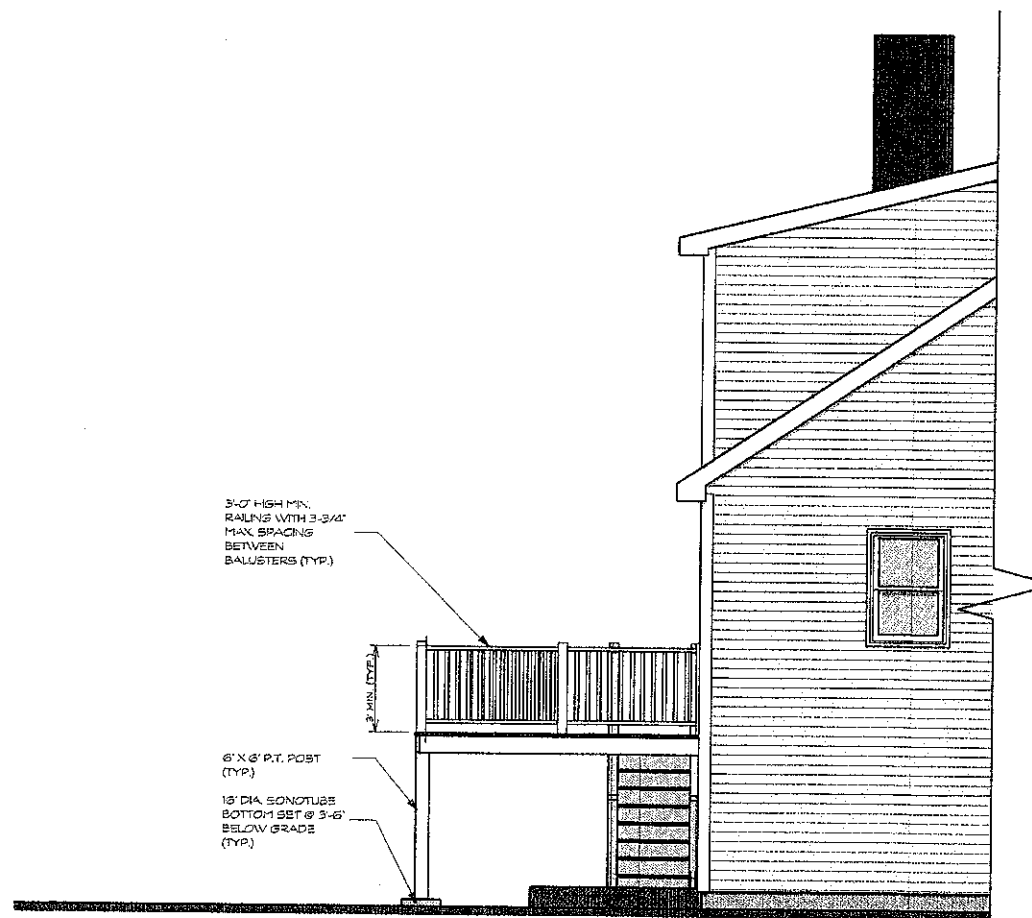
EXISTING PARTIAL LEFT ELEVATION

SCALE: 1/8" = 1'-0"



PARTIAL RIGHT ELEVATION

SCALE: 1/4" = 1'-0"



PARTIAL LEFT ELEVATION

SCALE: 1/4" = 1'-0"

PROPOSED ADDITIONS/ ALTERATIONS:

THE FAILS RESIDENCE

21 CLINTON AVENUE, TAPPAN, NEW YORK 10983

SHEET TITLE:

PARTIAL RIGHT/ LEFT ELEVATIONS

SCALE:	1/4" = 1'-0"
DATE:	2021-04-30
JOB #:	21025
DRAWN BY:	SAB
CHECKED BY:	JBH



GEORGE HODOSH ASSOCIATES, ARCHITECTS, P.C.

22 THIRD STREET, NEW CITY, NEW YORK 10956
 PHONE: (845) 638-9336 FAX: (845) 638-9390

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CONSTRUCTION / DEMOLITION LEGEND

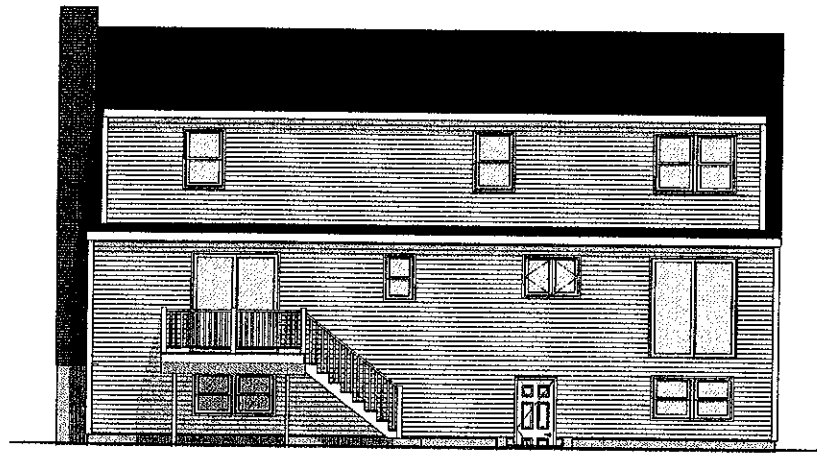
	EXISTING CONSTRUCTION TO BE REMOVED		EXISTING WINDOW TO BE REMOVED		EXISTING DOOR TO BE REMOVED
	EXISTING CONSTRUCTION TO REMAIN		EXISTING WINDOW TO REMAIN		EXISTING DOOR TO REMAIN
	PROPOSED NEW CONCRETE BLOCK WALL		PROPOSED WINDOW		PROPOSED DOOR
	PROPOSED NEW POURED CONCRETE WALL				
	PROPOSED FRAMED CONSTRUCTION WITH SOUND ATTENUATING INSULATION				
	PROPOSED FRAMED CONSTRUCTION				

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2021-04-30	EXISTING CONDITIONS	SAB
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2021-05-10	PROPOSAL 2	SAB
2021-05-14	ZONING SET 1	SAB

A2



EXISTING REAR ELEVATION

SCALE: 1/8" = 1'-0"



3'-0" HIGH MIN.
RAILING WITH 3-3/4"
TYP. SPACING
BETWEEN
BALLUSTERS (TYP.)

6" X 6" P.T. POST
(TYP.)

1 1/2" DIA. SONOTUBE
BOTTOM SET @ 3'-6"
BELOW GRADE
(TYP.)

REAR ELEVATION

SCALE: 1/4" = 1'-0"

PROPOSED ADDITIONS/ ALTERATIONS:
THE FAILS RESIDENCE
21 CLINTON AVENUE, TAPPAN, NEW YORK 10983

SHEET TITLE:
REAR ELEVATION

SCALE:	1/4" = 1'-0"
DATE:	2021-04-30
JOB #:	21025
DRAWN BY:	SAB
CHECKED BY:	JBH



**GEORGE HODOSH ASSOCIATES-
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CONSTRUCTION / DEMOLITION LEGEND

	EXISTING CONSTRUCTION TO BE REMOVED		EXISTING WINDOW TO BE REMOVED		EXISTING DOOR TO BE REMOVED
	EXISTING CONSTRUCTION TO REMAIN		EXISTING WINDOW TO REMAIN		EXISTING DOOR TO REMAIN
	PROPOSED NEW CONCRETE BLOCK WALL		PROPOSED WINDOW		PROPOSED DOOR
	PROPOSED NEW POURED CONCRETE WALL				
	PROPOSED FRAMED CONSTRUCTION WITH SOUND ATTENUATING INSULATION				
	PROPOSED FRAMED CONSTRUCTION				

THESE PLANS ARE NOT TO BE CONSIDERED VALID AND COMPLETE CONSTRUCTION DOCUMENTS UNLESS AND UNTIL THEY BEAR THE ARCHITECTURAL SEAL & SIGNATURE OF JONATHAN B. HODOSH.

REVISIONS		
DATE	EXISTING CONDITIONS	BY
2021-04-30		SAB
2021-05-04	PROPOSAL 1	SAB
2021-05-10	PROPOSAL 2	SAB
2021-06-14	ZONING SET 1	SAB

