

Name of Municipality: TOWN OF ORANGETOWN Date Submitted: _____

2021 LAND USE BOARD APPLICATION

Please check all that apply:

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

PERMIT#: 51539
ASSIGNED _____
INSPECTOR: GM
Referred from Planning Board: YES / NO
If yes provide date of Planning Board meeting: _____

Project Name: WU RESIDENCE

Street Address: 51 THOEDORE ROOSEVELT DRIVE
BLAUVELT NY 10913

Tax Map Designation:
Section: 70.17 Block: 2 Lot(s): 18
Section: _____ Block: _____ Lot(s): _____

Directional Location:
On the EAST side of THEODORE ROOSEVELT DRIVE, approximately _____ feet _____ of the intersection of Washington Street, in the Town of ORANGETOWN in the hamlet/village of BLAUVELT NY.

Acreage of Parcel <u>29,338 SQFT</u>	Zoning District <u>R-15</u>
School District _____	Postal District <u>10913</u>
Ambulance District _____	Fire District _____
Water District _____	Sewer District _____

Project Description: *(If additional space required, please attach a narrative summary.)*
GARAGE ADDITION IN SIDE YARD AND 2 STORY ADDITION IN THE REAR/SIDE YARD

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

Date: _____ Applicant's Signature: _____

APPLICATION REVIEW FORM

FILL IN WHERE APPLICABLE.

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

If subdivision:

- 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:

- 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.

Environmental Constraints:

Are there **slopes greater than 25%**? If yes, please indicate the amount and show the gross and net area _____

Are there **streams** on the site? If yes, please provide the names. _____

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

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.

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

Attached

JIS	PRINT KEY	NAME	ADDRESS
489	70.17-2-10	Fred J Spiegelberg	48 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-11	Bryan Farrar	52 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-12	Mary V Moynihan	56 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-13	Richard P Wernersbach	60 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-14	Julie Connor	64 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-16	Martin Slane	68 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-17	Michael Rispoli	55 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-18	YingFeng Wu	51 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-19	Daniel Johnson	47 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-20	Roy Nelson	43 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-21	Frank Marino	39 Theodore Roosevelt Dr,Blauvelt, NY 10913
489	70.17-2-30	Orange & Rockland Utilities	1 Blue Hill Plz Fl 19,Pearl River, NY 10965
489	70.17-3-32	Kathleen M Halligan	54 Hoffman Ln,Blauvelt, NY 10913
489	70.17-3-45	Richard Lucas	47 Hoffman Ln,Blauvelt, NY 10913
489	70.17-3-91	Orange & Rockland Utilities	1 Blue Hill Plz Fl 19,Pearl River, NY 10965



OFFICE OF BUILDING, ZONING, PLANNING,
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: May 28, 2021

Applicant: Wu

Address: 51 Roosevelt Dr, Blauvelt, 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 20' w/ 9.5' proposed, Column 10 Total Side Yard 50' w/ 31.1' proposed.
Two variances required

Section: 70.17 Block: 2 Lot: 18

Dear Wu:

Please be advised that the Building Permit Application, which you submitted on

May 25, 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,

Richard Oliver
Deputy Building Inspector

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

Date
CC: Rosanna Sfraga
Liz Decort
Debbie Arbolino

NOW OR FORMERLY GIRONO
 $S 78^{\circ}02'20'' E 64.70'$
 ORANGE & ROCKLAND UTILITIES R.O.W.
 $S 04^{\circ}08'40'' W 68.11'$
 10' EASEMENT FOR STORM DRAIN DITCH

NOW OR FORMERLY MELUZIO

$N 57^{\circ}08'32'' E 267.87'$

$S 57^{\circ}08'32'' W 272.78'$

NOW OR FORMERLY RISPOLI

$N 32^{\circ}51'28'' W 29.68'$ DEED

$N 32^{\circ}51'28'' W 100.00'$

THEODORE ROOSEVELT DRIVE
 50' WIDE

SUBDIVISION MAP OF SECTION 2 BLAUVELT KNOLLS
 FILED 3-25-1963 MAP NO. 3096
 LOT 20

21

20

19

25.3'

BRICK FRAME HIGH RANCH
 NO. 91

35.9'

21.6'

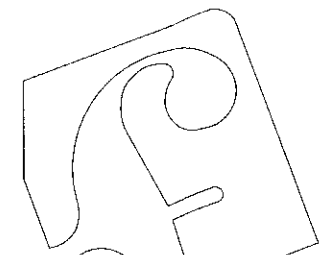
KULHANEK & PLAN
 LAND SURVEYORS, P.C.

1-516-431-9358
 1-718-347-3583
 1-914-764-0304
 1-800-541-5124
 FAX: 1-800-242-4955
 EMAIL: KP.LSP@VERIZON.NET
 MAILING ADDRESS
 P.O. BOX 178
 73 WESTCHESTER AVE.
 POUND RIDGE, NY 10576

UNAUTHORIZED ALTERATION OR ADDITIONS TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2 OF THE NEW YORK STATE EDUCATION LAW. GUARANTEES INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. GUARANTEES ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

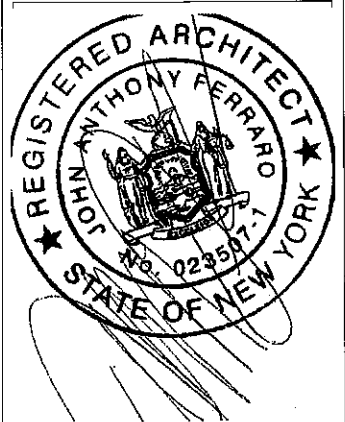
THE EXISTENCE OF RIGHT OF WAYS AND OR EASEMENTS OF RECORDS, IF ANY, NOT SHOWN ARE NOT GUARANTEED. THE DIMENSIONS SHOWN HEREON, FROM THE STRUCTURES TO THE PROPERTY LINE, ARE FOR A SPECIFIC PURPOSE ONLY. THEY ARE NOT INTENDED TO BE USED FOR THE ERECTION OF FENCES, STRUCTURES OR ANY OTHER IMPROVEMENT. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH AN ORIGINAL OF THE LAND SURVEYOR'S EMBOSSED SEAL SHALL BE CONSIDERED TO BE VALID TRUE COPIES.

SECTION	BLOCK	DATE
GUARANTEED TO WASHINGTON TITLE INSURANCE COMPANY		10-26-2007
SUMMIT MORTGAGE BANKERS, INC.		BLAUVELT
		ROCKLAND COUNTY
YINGFENG WU KEZHENG FEI		JOB NO. 07-68360

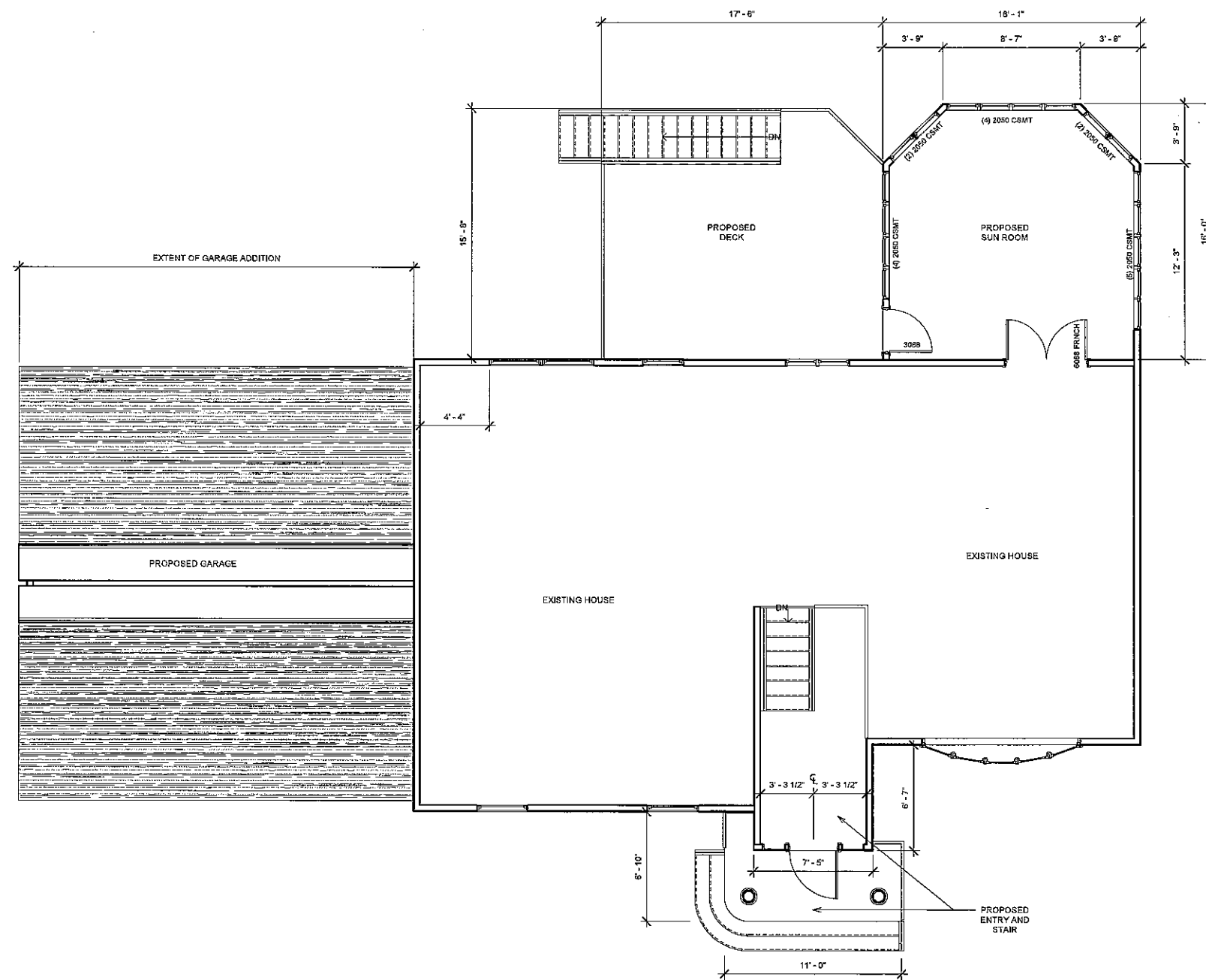


John Anthony Ferraro PC
ARCHITECT

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New City, New York 10956
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EMAIL: JAFPC2@GMAIL.COM
www.johnferraroarchitect.com



FOR ZONING BOARD
APPLICATION ONLY



1 SECOND FLOOR PLAN
1/4" = 1'-0"

No.	Description	Date

WU RESIDENCE

51 THEODORE DR.
BLAUVELT NEW YORK
10913

SECOND FLOOR PLAN

Project number	WU
Date	5-1-21
Drawn by	JF
Checked by	JF

A-4

Scale 1/4" = 1'-0"