

Name of Municipality: TOWN OF ORANGETOWN Date Submitted: _____

2022 LAND USE BOARD APPLICATION

Please check all that apply:

<input type="checkbox"/> Commercial	<input 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#: RENEW0003172021
ASSIGNED
INSPECTOR: Mike

Referred from Planning Board: YES / NO
 If yes provide date of Planning Board meeting: _____

Project Name: FRONT PORCH Kennedy

Street Address: 27 Lexington Rd
TAPPAN NY 10983

Tax Map Designation:
Section: 77.15 Block: 2 ~~1~~ 21 Lot(s): 21
Section: _____ Block: _____ Lot(s): _____

Directional Location:
On the NE 1/4 side of Lexing Rd, approximately 5 feet houses of the intersection of Washington, in the Town of ORANGETOWN in the hamlet/village of Tappan.

Acreage of Parcel <u>0.207</u>	Zoning District <u>R-15</u>
School District <u>Orange town</u>	Postal District <u>TAPPAN.</u>
Ambulance District <u>TAPPAN.</u>	Fire District <u>TAPPAN.</u>
Water District <u>TAPPAN.</u>	Sewer District <u>Orange town.</u>

Project Description: (If additional space required, please attach a narrative summary.)
FRONT PORCH, NEED 1.5 FEET FRONT.

The undersigned agrees to an extension of the statutory time limit for scheduling a public hearing.
Date: 1-6-22 Applicant's Signature: [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. **Section Block Lot**
77.15 2 21



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: January 13, 2022

Applicant: Kennedy

Address: 27 Lexington Rd, 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 8 Front Yard 30' with 28.5' proposed.

Chapter 43, Section 5.227, Accessory structure min side yard setback 5' with 2.3' proposed (Shed at rear of property), Accessory structure min 15' from another structure with 6' proposed (shed near house)

Three variances required

Section: 77.15

Block: 2

Lot: 21

Dear Kennedy:

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

December 13, 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

1.13.22

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

Date
CC: Rosanna Sfraga
Liz Decort
Debbie Arbolino

1.13.22



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: January 6, 2022

Applicant: Kennedy

Address: 27 Lexington Rd, 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 8 Front Yard 30' with 28.5' proposed.
One variance required

Section: 77.15

Block: 2

Lot: 21

Dear Kennedy:

Please be advised that the Building Permit Application, which you submitted on December 13, 2021, has been denied. I have enclosed a Xerox copy of your application, where you will find at the bottom the reason for denial.

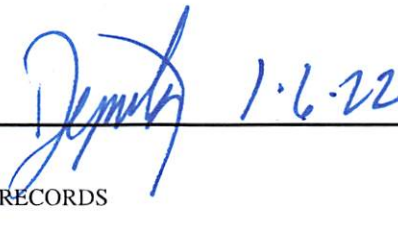
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Sincerely,

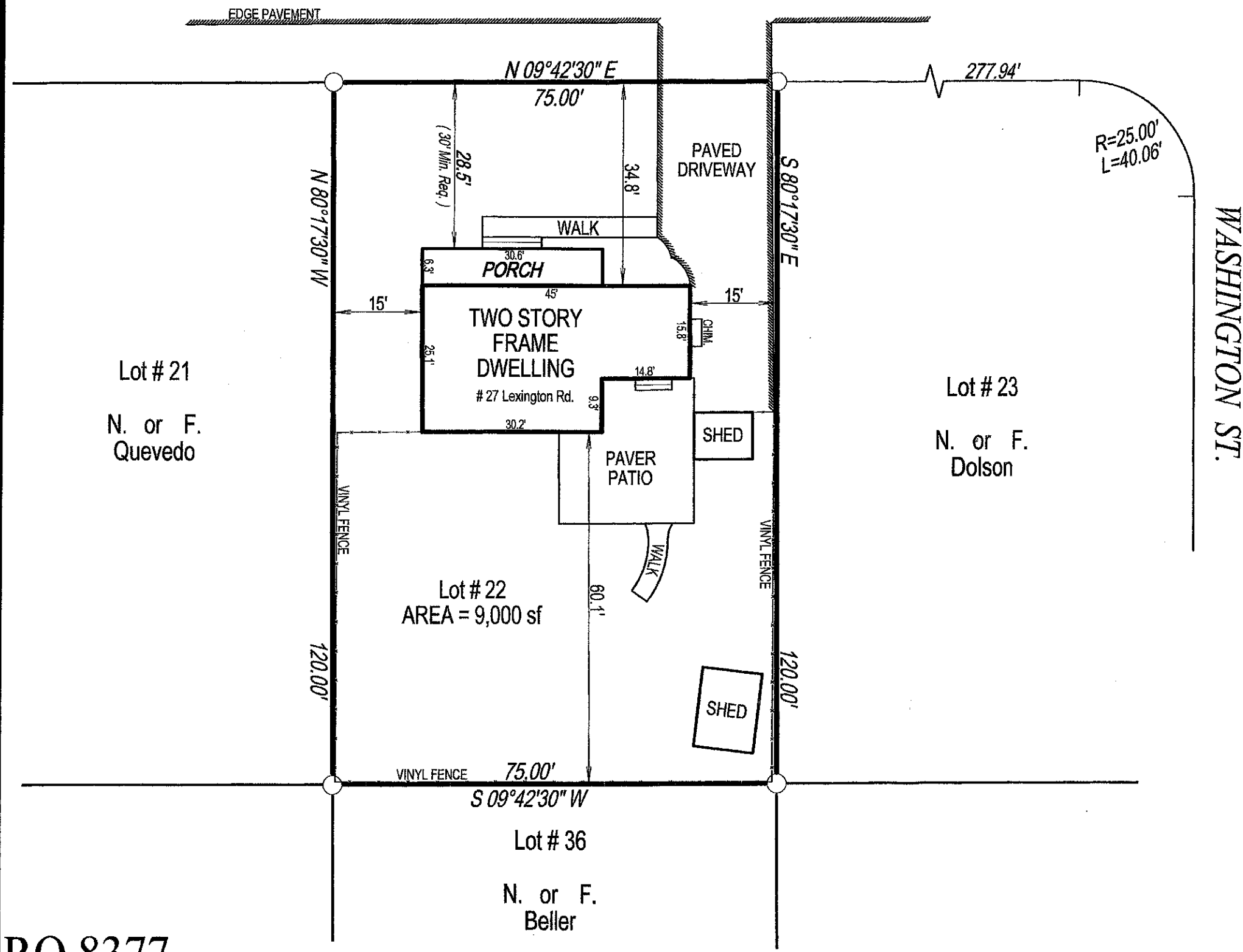

Richard Oliver
Deputy Building Inspector

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


Date
CC: Rosanna Sfraga
Liz Decort
Debbie Arbolino

SWIS	PRINT KEY	NAME	ADDRESS
392489	77.11-3-41	Ethel M Zimmerman	16 Concord Dr, Tappan, NY 10983
392489	77.11-3-42	Joseph A D'Urso	10 Carnot Ave, Woodcliff Lake, NJ 07677
392489	77.11-3-43	Gregory Dolson	21 Lexington Rd, Tappan, NY 10983
392489	77.11-3-44	Nicholas Christie-Blick	15 Lexington Rd, Tappan, NY 10983
392489	77.11-3-45	Nicholas Schenck	9 Lexington Rd, Tappan, NY 10983
392489	77.11-3-47	Michael Ryan	20 Lexington Rd, Tappan, NY 10983
392489	77.11-3-48	Clark J Heffeman	26 Lexington Rd, Tappan, NY 10983
392489	77.15-2-6	Gerard V Morrone	32 Lexington Rd, Tappan, NY 10983-9739
392489	77.15-2-7	Walther Scott Wheatley	38 Lexington Rd, Tappan, NY 10983
392489	77.15-2-18	Paul J Winkelmeier	43 Lexington Rd, Tappan, NY 10983
392489	77.15-2-19	James Scaccia	39 Lexington Rd, Tappan, NY 10983
392489	77.15-2-20	John M Quevedo	33 Lexington Rd, Tappan, NY 10983
392489	77.15-2-21	Frank Kennedy	27 Lexington Rd, Tappan, NY 10983
392489	77.15-2-22	Ronald A Beller	28 Concord Dr, Tappan, NY 10983
392489	77.15-2-23	Kathy Olszewski	32 Concord Dr, Tappan, NY 10983
392489	77.15-2-24	Eric Werner	42 Concord Dr, Tappan, NY 10983

LEXINGTON ROAD
(50' WIDE)



ZONE R-15

Land Survey
For
"KENNEDY"

Tappan
Town of Orangetown Rockland County, NY
Scale: 1" = 20' Area = 0.207 Ac.

December 30, 2021

Tax Lot Desig.: Section 77.15 Block 2 Lot 21

Reference: map entitled "TAPPAN VILLAGE", Filed in the Rockland County Clerks Office March 15, 1951 in book 53 page 1507 as map # 2141.

Certified to:
* Helene Kennedy
* Frank Kennedy

Certifications indicated hereon signify that this survey was prepared in accordance with the existing code of practice for Land Surveys adopted by the New York State Association of Professional Land Surveyors. Said certification shall run only to the person for whom the survey is prepared, and on behalf to the title company, governmental agency and lending institution listed hereon, and to the assignees of the lending institution. Certifications are not transferable to additional institutions or subsequent owners."

FEB 9 2022



[Signature]
Lic. 49162
Robert E. Sorace, PLS
135 South Main Street
New City, NY 10956
845-638-1498

RO 8377