

NOTICE OF PUBLIC HEARING OF
THE ORANGETOWN ZONING BOARD OF APPEALS

Please take notice that a Public Hearing will be held by the
Zoning Board of Appeals

of the Town of Orangetown, Rockland County, New York in **Greenbush Auditorium,**
20 Greenbush Road, Orangeburg, New York at 7:00 P.M. on

Wednesday, October 19, 2022

The Agenda of the Board of Appeals Hearing is posted on the Town's website.

At the time and place of such Public Hearing, the Zoning Board of Appeals will hear all persons in support of the application, any persons with objections thereto, and anyone interested in the application or wishing to comment: any such persons may appear in person, or by agent or representative.

You are invited to examine the application and additional documents including surveys. The application and documentation can be viewed at:

<https://www.orangetown.com/document/momentive-performance-zba-package-68-08-1-1/>

<https://www.orangetown.com/document/schlinck-zba-package-74-11-2-18/>

<https://www.orangetown.com/document/holt-fine-zba-package-66-70-2-23/>

<https://www.orangetown.com/document/verdicchio-zba-package-74-17-1-74/>

<https://www.orangetown.com/document/battaglia-zba-package-69-08-1-4-1/>

The Building Department, 20 Greenbush Road, Orangeburg, New York 8:00 AM to 4:00 PM

At the public hearing, the Board shall consider the following items:

POSTPONED ITEM:

ZBA#22-53: Application of Momentive Performance for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, Chapter 43, , LO District, Section 3.11, LI District, Column 5, Paragraph 7 (Signage) for signage to identify a business on the interior of the campus. The property is located at 401 North Middletown Road, Pearl River, New York and is identified on the Orangetown Tax Map as Section 68.08, Block 1, Lot 1; in the LO zoning district.

NEW ITEMS:

ZBA#22-66: Application of George Schlick for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-40 District, Group E, Section 3.12, Column 8 (Front Yard) for a front porch at an existing single-family residence. The premises are located at 60 Kings Highway, Orangeburg, New York and are identified on the Orangetown Tax Map as Section 74.11, Block 2, Lot 18; R-40 zoning district.

ZBA#22-67: Application of Rebecca Holt Fine for a variance from South Nyack Zoning Code (Chapter 330), R-12 District, Schedule 1, (Front Yard) for an addition to an existing single-family residence. The property is located at 55 Glen Byron Avenue, South Nyack, New York and is identified on the Orangetown Tax Map as Section 66.70, Block 2, Lot 23; in the R-12 zoning district.

ZBA#22-68: Application of Gerald Verdicchio for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-22 District, Group I, Section 3.12, Column 9 (Rear Yard) for an existing deck and pool at an existing single-family residence. The premises are located at 137 Penn Court, Orangeburg, New York and are identified on the Orangetown Tax Map as Section 74.17, Block 1, Lot 74; R-22 zoning district.

ZBA# 22-69: Application of Phil Battaglia for an extension of time to implement variances granted in ZBA#20-62: Zoning Code (Chapter 43) of the Town of Orangetown Code, Chapter 43, R-40 District, Group E, Section 3.12, Column 4 (Floor Area Ratio), 11 (Rear Yard) for an addition to an existing single-family dwelling. The property is located at 4 Dorsey Court, Orangeburg, New York and is identified on the Orangetown Tax Map as Section 69.08, Block 1, Lot 4.1 in the R-40 zoning district.