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 Court Room I,

 26 West Orangeburg Road, Orangeburg, New York at 7:00 P.M. on
Wednesday, January 6, 2021

The Agenda of the Board of Appeals meeting is posted on the Town’s website.

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

<https://www.orangetown.com/wp-content/uploads/Eng-Sunroom-ZBA-package-69.05-2-65-1.pdf>

<https://www.orangetown.com/wp-content/uploads/McElligott-ZBA-Package-69.20-1-54-1.pdf>

<https://www.orangetown.com/wp-content/uploads/Gracevic-ZBA-Package-74.06-1-18.pdf>

<https://www.orangetown.com/wp-content/uploads/Cassidy-deck-ZBA-package-68.11-2-61.pdf>

<https://www.orangetown.com/wp-content/uploads/UPS-Perf-Stnds-700-Bradley-Hill-Package-65.18-1-4-1.pdf>

<https://www.orangetown.com/wp-content/uploads/UPS-Perf-Stnds-800-Bradley-Hill-Package-65.18-1-3.pdf>

or you may view them at:

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:

CONTINUED ITEM:

ZBA#20-84: Application of Thomas and Maria Eng for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Group M, Section 3.12, Columns 4 ( Floor Area Ratio) and 11 (Rear Yard) (side yard, total side yard and rear yard variances were granted in ZBA#88-98 on November 2, 1988) for a sunroom at an existing single-family residence. The property is located at 17 Lombardi Road, Pearl River, New York and is identified on the Orangetown Tax Map as Section 69.05, Block 2, Lot 65 in the R-15 zoning district.

NEW ITEMS:

ZBA#21-01: Application of Brigid McElligot for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 9.2 ( Enlargement of Non-Conforming Bulk) and from Section 3.12, R-15 District, Group M, Columns 9 (Side Yard) for an addition of a bedroom over an existing garage at an existing single-family residence. The property is located at 48 Quaspec Road, Blauvelt, New York and are identified on the Orangetown Tax Map as Section 69.20, Block 1, Lot 54 in the R-15 zoning district.

ZBA# 21-02: Application of Elvir Gacevic for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 3.12, RG District, Group Q, Column 9 (Side Yard) for an existing hot tub and from Section 5.153 ( No accessory structure shall be closer than 15’ from the primary structure) at an existing single-family residence. The property is located at 51 Chestnut Oval, Orangeburg, New York and are identified on the Orangetown Tax Map as Section 74.06, Block 1, Lot 18 in the RG zoning district.

ZBA#21-03: Application of Michael Cassidy for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Group M, Section 3.12, Column 11 (Rear Yard) for an existing deck at an existing single-family residence. The property is located at 56 Salina Road, Pearl River, New York and is identified on the Orangetown Tax Map as Section 68.11, Block 2, Lot 61 in the R-15 zoning district.

 ZBA#21-04: Application of UPS 700 Bradley Hill Road requesting the Zoning Board of Appeals’ review, and determination, of conformance with the Town of Orangetown Zoning Code (Orangetown Code Chapter 43) Section 4.1 Performance Standards: review of a distribution station which facilitates the “last mile” delivery of parcels at 700 Bradley Hill Road , Blauvelt, New York and are identified on the Orangetown Tax Map as Section 65.18, Block 1, Lot 4; in the LI zoning district.

ZBA#21-05: Application of UPS 800 Bradley Hill Road requesting the Zoning Board of Appeals’ review, and determination, of conformance with the Town of Orangetown Zoning Code (Orangetown Code Chapter 43) Section 4.1 Performance Standards: review of a distribution station which facilitates the “last mile” delivery of parcels at 800 Bradley Hill Road , Blauvelt, New York and are identified on the Orangetown Tax Map as Section 65.18, Block 1, Lot 3; in the LI zoning district.