

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"/> Residential
<input type="checkbox"/> Planning Board	<input type="checkbox"/> Historical Board
<input 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 type="checkbox"/> Variance	
<input type="checkbox"/> Performance Standards Review	
<input type="checkbox"/> Use Variance	
<input type="checkbox"/> Other (specify): _____	

PERMIT#: 51218
 ASSIGNED
 INSPECTOR: Glenn M
 Referred from Planning Board: YES / NO
 If yes provide date of Planning Board meeting: _____

Project Name: Delimitriou

Street Address: 15 GARFIELD STREET
BLAUVELT, N.Y. 10913

Tax Map Designation:
Section: 70.14 Block: 2 Lot(s): 39
Section: _____ Block: _____ Lot(s): _____

Directional Location:
On the _____ side of _____, approximately _____ feet _____ of the intersection of _____, in the Town of ORANGETOWN in the hamlet/village of _____.

Acreage of Parcel <u>1.3</u>	Zoning District <u>R-15</u>
School District <u>South Orangetown</u>	Postal District <u>BLAUVELT</u>
Ambulance District <u>Orangetown</u>	Fire District <u>BLAUVELT</u>
Water District <u>Suez</u>	Sewer District <u>ORANGETOWN</u>

Project Description: (If additional space required, please attach a narrative summary.)
Install a 6^{FT} fence at Rear and Side of
property as shown on survey.

The undersigned agrees to an extension of the statutory time limit for scheduling a public hearing.
Date: _____ Applicant's Signature: _____

APPLICATION REVIEW FORM

Applicant: Vasilis Delidimitrios Phone # (718) 637-4191

Address: 15 GARFIELD Street BLAUVELT N.Y. 10913
Street Name & Number (Post Office) City State Zip Code

Property Owner: Vasilis Delidimitrios Phone # (718) 637-4191

Address: 15 GARFIELD STREET BLAUVELT N.Y. 10913
Street Name & Number (Post Office) City State Zip Code

Engineer/Architect/Surveyor: _____ Phone # _____

Address: _____
Street Name & Number (Post Office) City State Zip Code

Attorney: _____ Phone # _____

Address: _____
Street Name & Number (Post Office) City State Zip Code

Contact Person: _____ Phone # _____

Address: _____
Street Name & Number (Post Office) City State Zip Code

GENERAL MUNICIPAL LAW REVIEW:

This property is within 500 feet of:
(Check all that apply)

IF ANY ITEM IS CHECKED, A REVIEW MUST BE DONE BY THE ROCKLAND COUNTY COMMISSIONER OF PLANNING UNDER THE STATE GENERAL MUNICIPAL LAW, SECTIONS 239 L, M, N, AND NN.

- State or County Road
- Long Path
- Municipal Boundary

- State or County Park
- County Stream
- County Facility

List name(s) of facility checked above:

Referral Agencies:

- RC Highway Department
- RC Drainage Agency
- NYS Dept. of Transportation
- NYS Thruway Authority
- Adjacent Municipality _____
- Other _____
- RC Division of Environmental Resources
- RC Dept. of Health
- NYS Dept. of Environmental Conservation
- Palisades Interstate Park Commission

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.

SWIS	PRINT KEY	NAME	ADDRESS	PAGE # 1
392489	70.14-2-36	Kariel Aponte	33 Hayes St,Blauvelt, NY 10913	
392489	70.14-2-37	Marilyn Avallone-Gallucci	43 Hayes St,Blauvelt, NY 10913	
392489	70.14-2-38	Curtis Festa	55 Hayes St,Blauvelt, NY 10913	
392489	70.14-2-39	Vasilis Delidimitriou	15 Garfield St,Blauvelt, NY 10913	
392489	70.14-2-40	Jill Sassano	40 N Troop Rd,Blauvelt, NY 10913	
392489	70.14-2-41	Anthony Loperfido	30 N Troop Rd,Blauvelt, NY 10913	
392489	70.14-3-67	Michael Bailey	16 Garfield St,Blauvelt, NY 10913	

*Delidimitriou
7 letters*



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: March 18, 2021

Applicant: Delidimitriou

Address: 15 Garfield St. Blauvelt, NY

RE: Application Made at: same

Chapter 43, Section 5.226 Fence over 4.5' in height not allowed in front yard

Section: 70.14 Block: 2 Lot: 39

Dear Delidimitriou:

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

March 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.

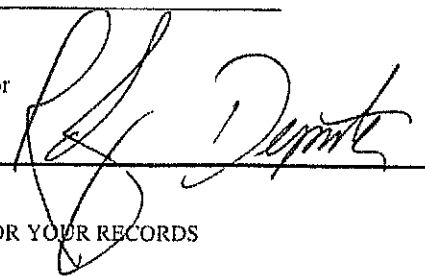
In Accordance with Zoning, Chapter 43 Section 10.322 the time to appeal a determination of a Building Inspector or Similar administrative office is thirty (30) days from the filing of such a determination with the Town Clerk.

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

Sincerely,


Richard Oliver
Deputy Building Inspector

3.18.2021



3.18.2021

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

Date
CC: Rosanna Siraga
Liz Decort
Debbie Arbolino

222-
20-

PERMIT EXPIRES TWO (2) YEARS FROM DATE OF ISSUANCE.
TWO SIX (6) MONTH EXTENSIONS MAY BE GRANTED PRIOR TO EXPIRATION DATE.

APPLICATION FOR BUILDING / DEMOLITION PERMIT

TOWN OF ORANGETOWN

20 Greenbush Road, Orangeburg, NY 10962 Phone: (845) 359-8410 Fax: (845) 359-8526

ZONE: <u>R-15</u>	OFFICIAL USE ONLY	ACREAGE: <u>0.99</u>
Inspector: <u>CAN</u>	Date App Received: <u>3/16/2021</u>	Received By: <u>[Signature]</u>
Permit No. <u>51218</u>	Date Issued: _____	
CO No. _____	Date Issued: _____	
Permit Fee: <u>222-</u>	Ck# <u>320</u>	Paid By <u>Delidimitriou</u>
GIS Fee: <u>20-</u>	Ck# <u>321</u>	Paid By <u>Delidimitriou</u>
Stream Maintenance Fee	Ck # _____	Paid By _____
Additional Fee: _____	Ck# _____	Date Paid _____
1 st 6 mo. Ext.: _____	Ck # _____	Exp. Date: _____
2 nd 6 mo. Ext.: _____	Ck # _____	Exp. Date: _____

APPLICANT COMPLETES:

Note: See inside for instructions for completing this application,

PAGES 2, 3 and PAGE 4 must be reviewed and PAGES 3 & 4 must signed by the applicant.

Property Location: 15 GARFIELD STREET BLAUVELT N.Y. 10913
Section: 70.14 Block: 2 Lot: 39

Property Owner: Vasilis & Danielle Delidimitriou
Mailing Address: 15 Garfield Street Blauvelt N.Y. 10913
Email: Vasilisdelidimitriou@GMAIL.COM Phone #: (718) 637-4191

Lessee (Business Name): _____
Mailing Address: _____
Email: _____ Phone #: _____

Type of Business /Use: _____
Contact Person: Vasilis Delidimitriou Relation to Project: OWNER.
Email: OLIMACORP@GMAIL.COM Phone#: (718) 637-4191

Architect/Engineer: _____ NYS Lic # _____
Address: _____ Phone#: _____

Builder/General Contractor: OLIMA CONSTRUCTION CORP. RC Lic # H-18133-B6
Address: 364 76th Str. Brooklyn N.Y. 11209 Phone#: (917) 337-4798

Plumber: _____ RC Lic # _____
Address: _____ Phone#: _____

Electrician: _____ RC Lic # _____
Address: _____ Phone#: _____

Heat/Cooling: _____ RC Lic#: _____
Address: _____ Phone#: _____

Existing use of structure or land: _____
Proposed Project Description: Install a 6' fence at Rear & Side of Property as shown on drawings.

Proposed Square Footage: _____ Estimated Construction Value (\$): \$4,200

BUILDING DEPARTMENT COMPLETES BELOW

PLANS REVIEWED: _____

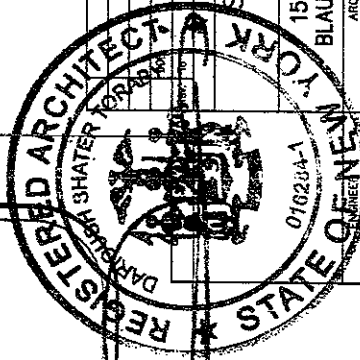
PERMIT REFERRED/DENIED FOR: _____
Chapter 43, Section 5.226 Fence over 4.5' not allowed in front yard.

[Signature] 3.18.2021

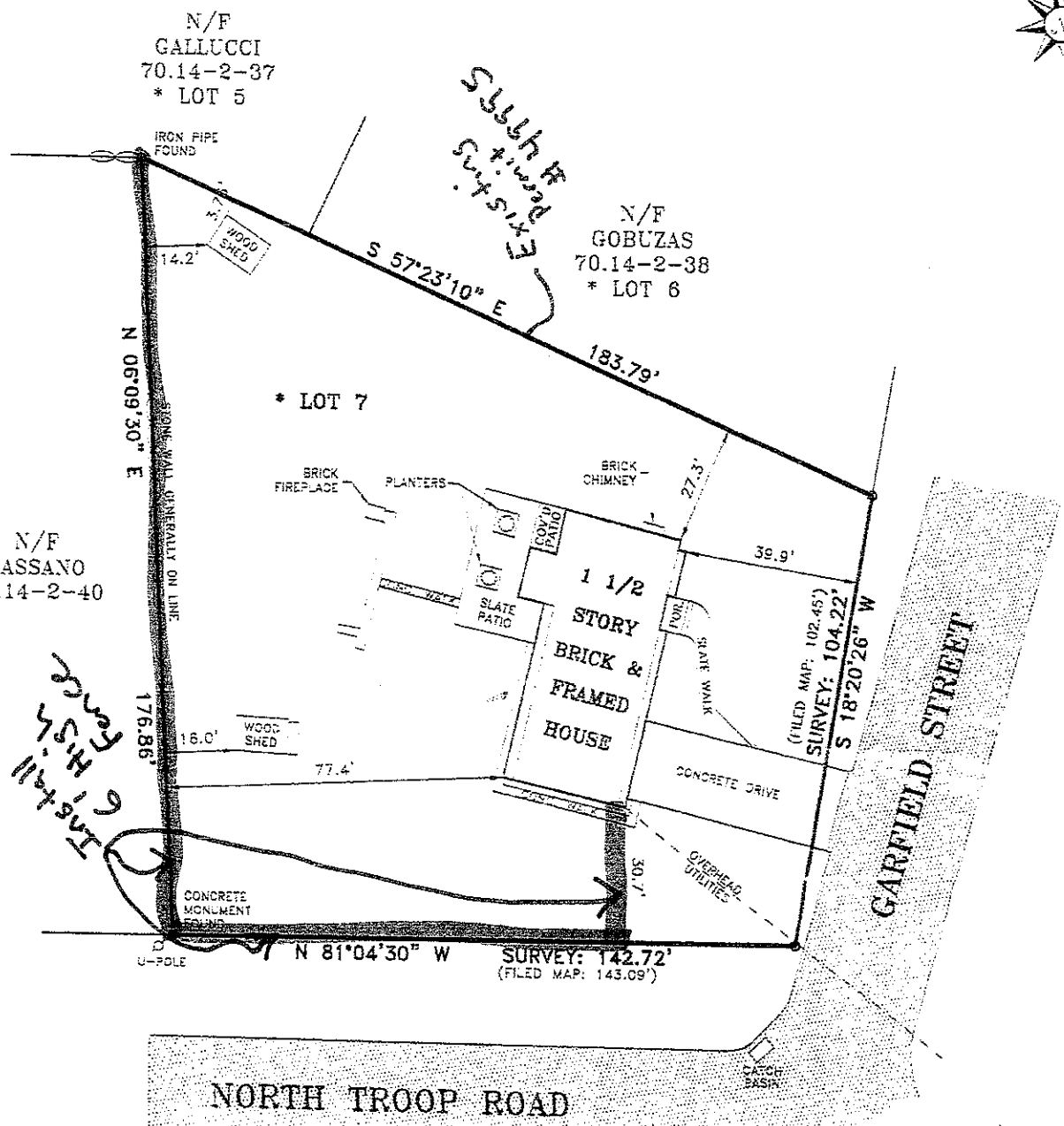
FOR OFFICE USE ONLY SECTION BLOCK LOT NAME PERMIT #

PROPOSED BOARD OF SUPERVISORS
 TOWN OF ORANGETOWN
 MAY 5 2021

DATE: 03/30/2017
 BY: [Signature]
 SURVEY BY: OTHERS
 15 GARFIELD ST
 BLAUVELT, NY 10913
 ARCHITECTS
 DANIELS TOWNSEND ARCHITECTS, P.C.
 242 WEST 27TH STREET, 5TH FL.
 NEW YORK, NY 10001 TEL: (212) 742-7855
 T-001.00



LOT AREA
 21,887.17 S.F.
 OR
 0.50 ACRES



GENERAL NOTES:

1. THE PREMISES SHOWN HEREON IS GENERALLY AS DESCRIBED IN DEED LIBER-817, PAGE-106 RECORDED IN THE ROCKLAND COUNTY CLERK'S OFFICE.
2. SURVEYED AS PER RECORD DESCRIPTIONS, RECORD FILED MAP, AND EXISTING MONUMENTATION.
3. SUBJECT TO ANY EASEMENTS AND/OR RIGHT OF WAYS THAT AN ACCURATE UP TO DATE ABSTRACT OF TITLE MAY SHOW.
4. THE LOCATION OF ANY SUBSURFACE EASEMENTS, RIGHT OF WAYS, ENCROACHMENTS, AND/OR IMPROVEMENTS, IF ANY EXIST, ARE NOT CERTIFIED OR SHOWN HEREON.
5. ALL CERTIFICATIONS HEREON ARE VALID FOR THIS MAP AND COPIES THEREOF ONLY IF SAID MAP OR COPIES BEAR THE ORIGINAL SEAL OF THE SURVEYOR WHOSE SIGNATURE APPEARS HEREON.
6. ANY ALTERATIONS OR ADDITIONS TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW, EXCEPT AS PER SECTION 7208, SUBDIVISION 2.
- * 7. REFERENCE: 'MAP OF GARDEN HILL ESTATES, INC.' FILED IN THE ROCKLAND COUNTY CLERK'S OFFICE ON MARCH 14, 1955 AS MAP #2337, IN BOOK 55, AT PAGE 90.

W.E. James
 Engineering
 and
 Land Surveying, PLLC
 8 CHEANDA LANE
 WALLKILL, NEW YORK 12589
 PHONE: (845) 588-8522 FAX: (845) 588-8525
 EMAIL: WEJames@optonline.net
 www.wejamesassociates.com

COPIES OF THIS SURVEY MAP NOT BEARING THE LAND SURVEYOR'S EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A TRUE VALID COPY. GUARANTEES OR CERTIFICATIONS 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 OR CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.
 I HEREBY CERTIFY THAT THE SURVEY SHOWN HEREON IS BASED ON AN ACTUAL FIELD SURVEY COMPLETED ON: SEPTEMBER 3, 2016
CERTIFIED ONLY TO:
 1. VASILIS DELIDIMITRIOU AND DANIELLE DELIDIMITRIOU
 2. JPMORGAN CHASE BANK, N.A., ITS SUCCESSORS AND/OR ASSIGNS
 3. WESTCOR LAND TITLE INSURANCE COMPANY
 4. ESTATE OF ANNE LAMMERS
William E. James
WILLIAM E. JAMES, P.E., P.L.S.
 NY STATE PROFESSIONAL LAND SURVEYOR LICENSE #053508

PROJECT TITLE:
 SURVEY PREPARED FOR
Vasilis & Danielle Delidimitriou
 TAX MAP SECTION 70.14, BLOCK 2, LOT 39
 TOWN OF ORANGETOWN
 ROCKLAND COUNTY, NEW YORK
 SCALE: 1" = 30'
 DATE: SEPTEMBER 5, 2016
 SHEET NO: 1 OF 1
 PROJECT CAD REFERENCE:
 ROCKLAND COUNTY/TOWN OF ORANGETOWN/GARFIELD STREET/DELIDIMITRIOU.DWG

1 SURVEY BY WILLIAM E. JAMES P.E., PLS
 T-001 NTS