

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, March 3, 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/document/castagna-zba-package-77-12-1-34-25-2/>

<https://www.orangetown.com/document/carpentry-shop-perf-stnds-zba-package-77-15-3-18/>

<https://www.orangetown.com/document/augustine-zba-package-74-13-1-43/>

<https://www.orangetown.com/document/mc-kernan-zba-package-64-20-1-10-2/>

<https://www.orangetown.com/document/smith-zba-package-69-18-1-53/>

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# 21-08: Application of James Castagna for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, RG District, Section 5.227 (Accessory Structure distance to side yard) and from Section 5.152 (Accessory Structure shall not be closer than 15' from the primary structure) at an existing single-family residence. The property is located at 39 Delongis Court, Sparkill, New York and are identified on the Orangetown Tax Map as Section 77.12, Block 1, Lot 34.25 in the RG zoning district.

NEW ITEMS:

ZBA#21-22: Application of The Carpentry Shop 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 custom architectural wood work and mill work considered light manufacturing. The property is located at 238 Oak Tree Road, Tappan, New York and is identified on the Orangetown Tax Map as Section 77.15, Block 3, Lot 18 in the LIO zoning district.

ZBA#21-23: Application of Sajan Augustine for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 3.12, RG District, Group Q, Column 11 (Rear Yard) for an existing enclosed porch and deck at an existing single-family residence. The property is located at 11 Henry Street, Orangeburg, New York and are identified on the Orangetown Tax Map as Section 74.13, Block 1, Lot 43 in the RG zoning district.

ZBA#21-24: Application of Stephan McKernan for a variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-40 District, Group E, Section 3.12, Columns 4 (Floor Area Ratio) and 11 (Rear Yard) for a one-story accessory barn/garage at an existing single-family residence. The property is located at 4 Sherwood Lane, Orangeburg, New York and is identified on the Orangetown Tax Map as Section 64.20, Block 1, Lot 10.2 in the R-40 zoning district.

ZBA#21-25: Application of Matthew and Kimberly Smith for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Section 3.12, Group M, Columns 4 (Floor Area Ratio), 9 (Side Yard) and 10 (Total Side Yard) for an addition to an existing single-family house. The premises are located at 21 Hawk Street, Pearl River, New York and is identified on the Orangetown Tax Map as Section 69.18. Block 1, Lot 53 in the R-15 zoning district.

