

Name of Municipality: TOWN OF ORANGETOWN Date Submitted: _____

2020 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"/> Zoning Board of Appeals <input type="checkbox"/> Subdivision <input type="checkbox"/> Number of Lots <input type="checkbox"/> Site Plan <input type="checkbox"/> Conditional Use <input type="checkbox"/> Special Permit <input type="checkbox"/> Variance <input type="checkbox"/> Performance Standards Review <input type="checkbox"/> Use Variance <input type="checkbox"/> Other (specify): _____	<input type="checkbox"/> Historical Board <input type="checkbox"/> Architectural Board <input type="checkbox"/> Consultation <input type="checkbox"/> Pre-Preliminary/Sketch <input type="checkbox"/> Preliminary <input type="checkbox"/> Final <input type="checkbox"/> Interpretation
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PERMIT#: _____
ASSIGNED
INSPECTOR: _____

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

Project Name: 154 Western Hwy - zoning permit for fence & shed

Street Address: 154 Western Hwy, TAPPAN, NY 10983

Tax Map Designation:
 Section: 77.06 Block: 3 Lot(s): 12
 Section: _____ Block: _____ Lot(s): _____

Directional Location:
 On the Western Hwy side of Schreibay St, approximately _____ feet of the intersection of _____, in the Town of ORANGETOWN in the hamlet/village of TAPPAN.

Acreage of Parcel <u>1/3</u> School District <u>ORANGETOWN</u> Ambulance District <u>122</u> Water District <u>BUEZ</u>	Zoning District <u>R-15</u> Postal District <u>TAPPAN</u> Fire District <u>TAPPAN</u> Sewer District <u>ORANGETOWN</u>
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Project Description: (If additional space required, please attach a narrative summary.)
Legalize the Fence & Shed

The undersigned agrees to an extension of the statutory time limit for scheduling a public hearing.
 Date: 12/22/2020 Applicant's Signature: [Signature]

APPLICATION REVIEW FORM

Applicant: SHAMSUL ALAM Phone # 718-607-1955

Address: 154 Western HWY. TAPPAN, NY 10983
Street Name & Number (Post Office) City State Zip Code

Property Owner: Shamsul Alam Phone # 718-607-1955

Address: 154 Western HWY, TAPPAN, NY 10983
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: SHAMSUL ALAM Phone # 718-607-1955

Address: 154 Western HWY, TAPPAN, NY 10983
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. _____

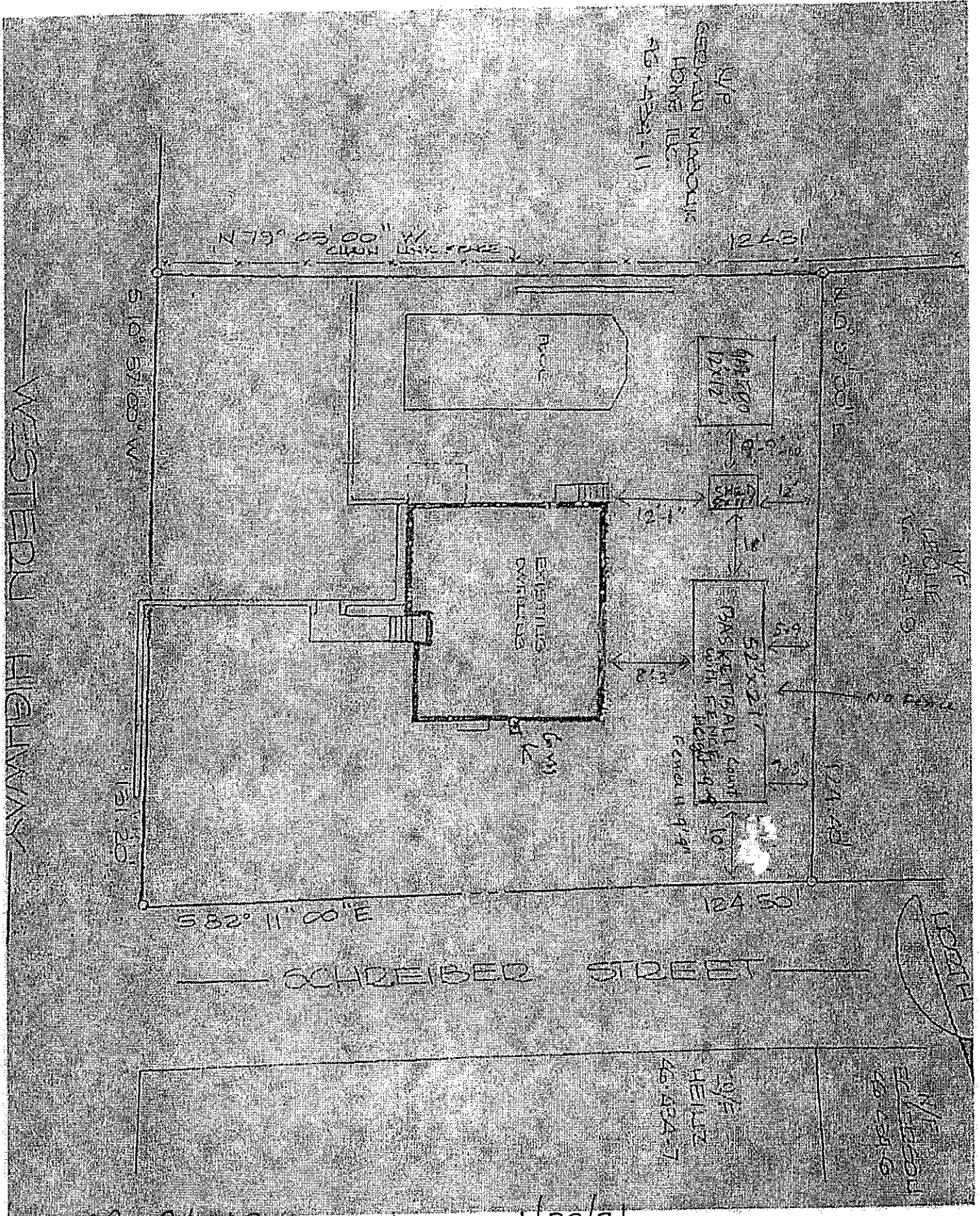
Are there **wetlands** on the site? If yes, please provide the names and type:

Project History:

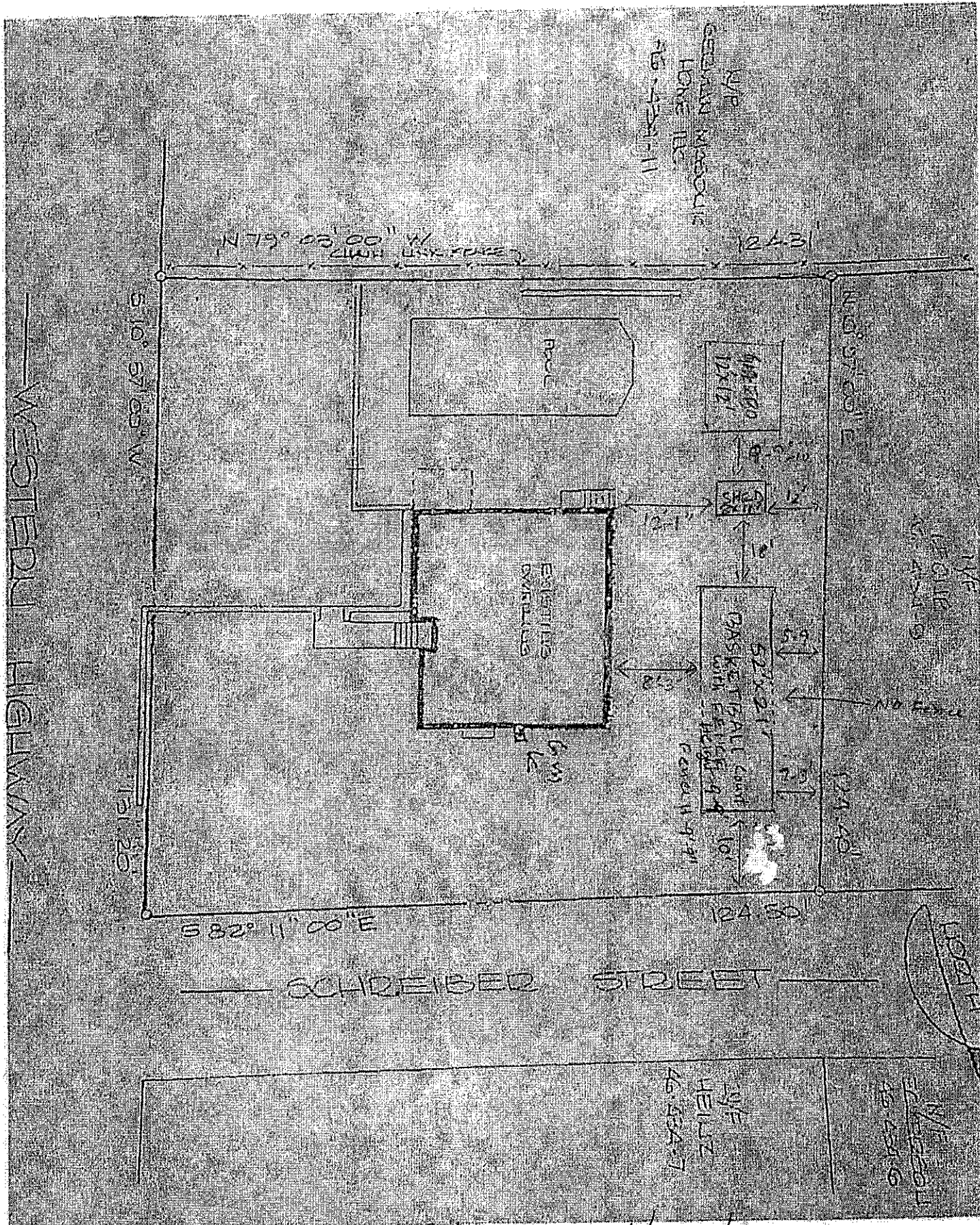
Has this project ever been reviewed before? _____ *NO*

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.

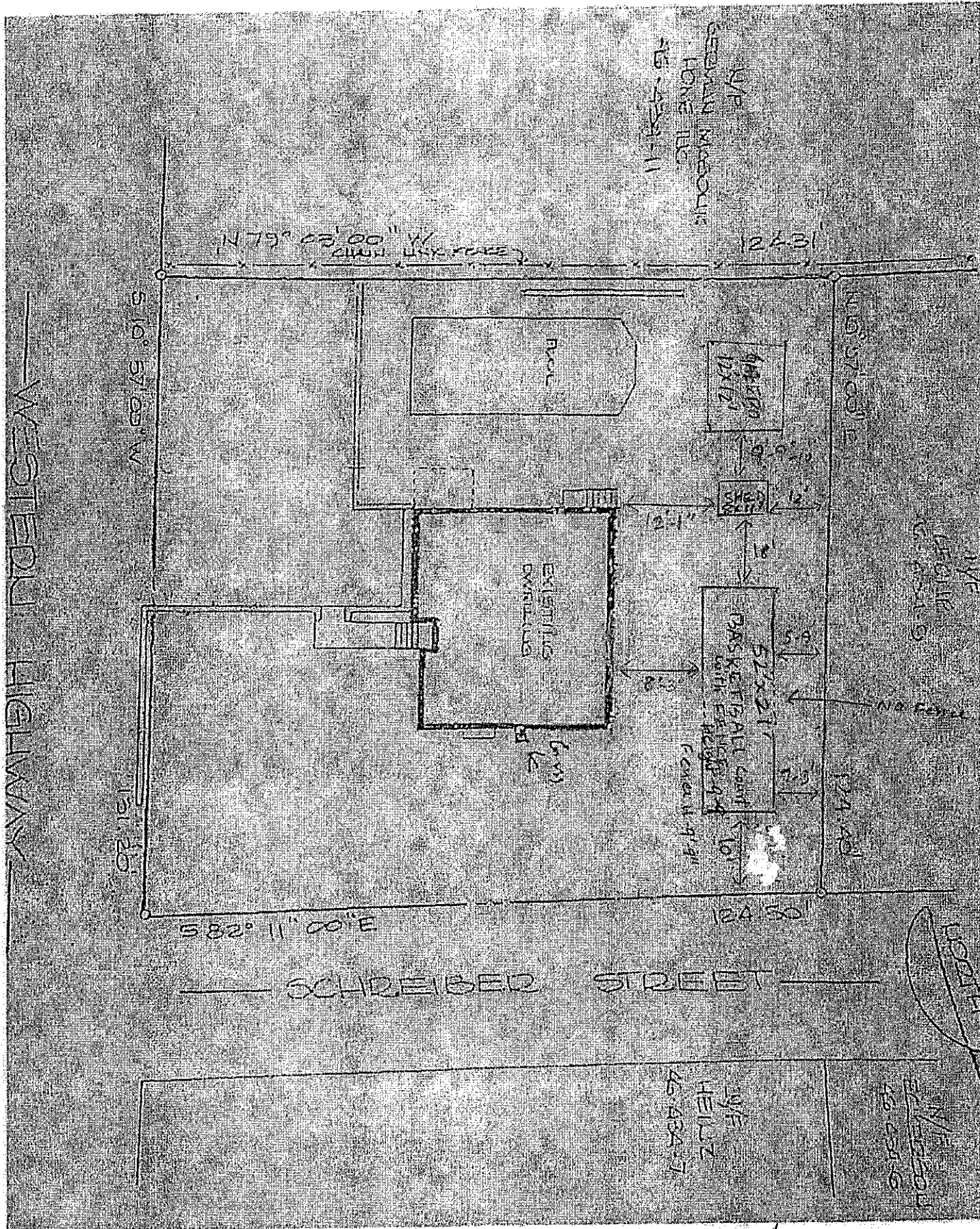
List tax map section, block & lot numbers for all other abutting properties in the same ownership as this project.



28A 21-10 Alam 1/20/21



ZBA 21-10 Alam - 1/20/21



ZBA 21-10

Alam

1/20/21

ISS	PRINT KEY	NAME	ADDRESS
2489	77.06-3-6	Jason Mattos	21 Washington Ave, Tappan, NY 10983
2489	77.06-3-7	Theodore Raabe	15 Washington Av, Tappan, NY 10983
2489	77.06-3-8	Harry J Johnson III	9 Washington Ave, Tappan, NY 10983
2489	77.06-3-9	David Aponte	3 Washington Ave, Tappan, NY 10983
2489	77.06-3-10	Jaime P Shiver	168 Western Hwy, Tappan, NY 10983
2489	77.06-3-11	Christine Vlahos	6 Schreiber St, Tappan, NY 10983
2489	77.06-3-12	Shamsul Afam	154 Western Hwy, Tappan, NY 10983
2489	77.06-3-29	Showplace Properties Inc	1 Crane Pl, Suffern, NY 10901
2489	77.06-3-30	Mario M Leone	109 Wolfe Ln, Milford, PA 18337
2489	77.06-3-31	Tamara Mc Kenna	12 Schreiber St, Tappan, NY 10983
2489	77.06-3-32	Frank Maher	46 Virginia Ave, Danbury, CT 06810
2489	77.06-3-33	Anthony Maher	
		Peter Royal	24 Schreiber St, Tappan, NY 10983



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: December 17, 2020

Applicant: Alam

Address: 154 Western Highway

RE: Application Made at: same

Chapter 43...

-Section 5.153 ...no closer than 15' from a principle buildig or other accessory structure with 9'9"(from gazebo) and 12'1"(from house) proposed.

-Section 5.226 Fences shall not be over 4-1/2' within a required front yard with 6' proposed on property line and 9'9" around basketball court

4 variances required

Section: 77.06

Block: 3

Lot: 12

Dear Alam:

Please be advised that the Building Permit Application, which you submitted on December 4, 2020, has been denied. I have enclosed a Xerox copy of your application, where you will find at the bottom the reason for denial.

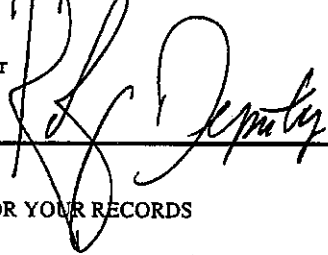
In Accordance with Zoning, Chapter 43 Section 10.322 the time to appeal a determination of a Building Inspector or Similar administrative office is thirty (30) days from the filing of such a determination with the Town Clerk.

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

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


Date
CC: Rosanna Sfraga
Liz Decort
Debbie Arbolino

2024
2020

**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 (OMV)</u>		OFFICIAL USE ONLY	ACREAGE: <u>.36</u>
Inspector: <u>Dom</u>	Date App Received: <u>12-4-2020</u>	Received By: <u>CCC</u>	
Permit No. <u>50880</u>		Date Issued: _____	
CO No. _____		Date Issued: _____	
Permit Fee: <u>\$294.</u>	Ck# <u>302</u>	Paid By: <u>Alam</u>	
GIS Fee: <u>\$20.00</u>	Ck# <u>301</u>	Paid By: <u>Alam</u>	
Stream Maintenance Fee	Ck # _____	Paid By _____	
Additional Fee: _____	Ck# _____	Date Paid _____	Paid By _____
1 st 6 mo. Ext.: _____	Ck # _____	Exp. Date: _____	Paid By _____
2 nd 6 mo. Ext.: _____	Ck # _____	Exp. Date: _____	Paid By _____

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 be signed by the applicant.

Property Location: 154 WESTERN HWY, TAPPAN, NY 10983

Section: 77.06 Block: 3 Lot: 12

Property Owner: SHAMSUL ALAM

Mailing Address: 154 WESTERN HWY, TAPPAN, NY 10983

Email: ALAM@LIIT.COM Phone #: 718-607-1955

Lessee (Business Name): _____

Mailing Address: _____

Email: _____ Phone #: _____

Type of Business /Use: _____

Contact Person: SHAMSUL ALAM Relation to Project: _____

Email: ALAM@LIIT.COM Phone#: 718-607-1955

Architect/Engineer: _____ NYS Lic # _____

Address: _____ Phone#: _____

Builder/General Contractor: _____ RC Lic # _____

Address: _____ Phone#: _____

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: Legalize Basketball court with Fence & Shed.

Proposed Square Footage: _____ Estimated Construction Value (\$): 24000 8500

BUILDING DEPARTMENT COMPLETES BELOW

PLANS REVIEWED: _____

PERMIT REFERRED DENIED FOR: _____

Chapter 43

- Section 5.153 Accessory Structure no closer than 15' from principal building or other accessory structure with 9'9" from garage and 12'1" from home

- Section 5.226 Fences not over 4'1/2" in height front yard with 6' on property and 9'9" around basketball court.

4 Variances required

Deputy 12/17/2020

FOR OFFICE USE ONLY

SECTION 77.06 BLOCK 3 LOT 12 NAME ALAM

PERMIT # 50880