

ORANGETOWN, COUNTY OF ROCKLAND, STATE OF NEW YORK
NOTICE OF PUBLIC HEARING
THE ORANGETOWN ZONING BOARD OF APPEALS

NOTICE IS HEREBY GIVEN, due to the Novel Coronavirus (COVID-19) Emergency, State and Federal bans on large meetings or gatherings and pursuant to Governor Cuomo's Executive Order 202.1 issued on March 12, 2020 suspending the Open Meetings Law, that the Zoning Board of Appeals of the Town of Orangetown meeting and public hearing on the 2nd day of September 2020 beginning at 7:00 P.M. will be held electronically via teleconference instead of a public meeting open to the public to attend in person.

The Town of Orangetown Zoning Board will at said time and place hear all persons in support of such matter or any objections thereto. Persons or by agent or representative must dial in to the teleconference.

Minutes of the meeting will be transcribed and posted on the Town's website.
(www.orangetown.com)

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/robinson-package-69-09-3-21/>

<https://www.orangetown.com/document/stampone-package77-06-3-36/>

<https://www.orangetown.com/document/henry-kaufmann-campgrounds-92nd-street-package/>

<https://www.orangetown.com/document/hyun-package-75-09-1-3/>

<https://www.orangetown.com/document/lane-re-subdivision-package-77-20-2-76-2/>

<https://www.orangetown.com/document/orange-bank-package-64-17-1-78/>

Members of the public may call in to listen to the meeting, and provide comment.

BEFORE THE MEETING:

- **If you have a computer, tablet or smartphone, you can register, login and see the video and audio of the live session. You can access the videoconference meeting by downloading the “GoToMeeting” application: Download the app now and be ready when your meeting starts: <https://global.gotomeeting.com/install/925440117>**
- **You will then click on Join Meeting and enter meeting room: <https://global.gotomeeting.com/join/925440117>**

- If you have a telephone, members of the public may call in to listen to the meeting, and provide comment, by dialing (toll free): 1-866-899-4679 OR by dialing 1-646-749-3117 and entering passcode #925-440-117.

INSTRUCTIONS TO ENTER THE VIRTUAL MEETING:

On the evening of Wednesday, September 2, 2020 approximately 5 minutes before 7:00 p.m., log in with your computer or call in with your telephone. You will be placed on hold until the meeting starts.

COMMENTS DURING THE PUBLIC HEARING: During the meeting, comments may be (1) sent via email to darbolino@orangetown.com; and (2) made by speaking or chat through the GoToMeetings teleconference of the meeting; (3) Comments may be emailed in advance to the Clerk to the Board by email to : darbolino@orangetown.com

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

NEW ITEMS:

ZBA#20-51: Application of Darren and Fiona Robinson for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, Chapter 43, R-15 District, Group M, Section 3.12., Column 4 (Floor Area Ratio) for an addition to enlarge the existing kitchen and replace an old garage with a new two car garage at an existing single-family residence. The premises are located at 149 Pearce Parkway, Pearl River, New York and is identified on the Orangetown Tax Map as Section 69.09, Block 3, Lot 21 in the R-15 zoning district.

ZBA#20-52: Application of Nicola Stampone for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Chapter 43, R-15 District, Group M, Column 4 (Floor Area Ratio) and from Section 5.153 (Accessory Structure Distance from Primary Structure: 15' required) for an existing pergola at an existing single-family residence. The premises are located at 54 Schreiber Street, Tappan, New York and is identified on the Orangetown Tax Map as Section 77.06, Block 3, Lot 36 in the R-15 zoning district.

ZBA#20-53: Application of Henry Kaufmann Campgrounds for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-80 District, Section 4.32 (b)(i) "Yards, spacing of buildings and screenings . No buildings, tent, activity area or recreation facility shall be less than 300 feet from any lot line" The following proposed structures require variances as follows:

- a) Amphitheatre 92Y-2 proposed setback- 161.8'
- b) Home base HB-92Y-7 proposed setback- 15.4'
- c) Home base HB-92Y-8 proposed setback- 283.4'
- d) Home base HB-92Y-9 proposed setback - 104.7'

- e) Home base HB-92Y-10 proposed setback- 214'
- f) Home base HB-92Y-11 proposed setback- 42.9' for the proposed 92nd Street Y campus.

The premises are located at 667 Blauvelt Road, Pearl River, New York and is identified on the Orangetown Tax Map as Section 69.10, Block 2, Lot 21 and Section 69.14, Block 1, Lot 28; in the R-80 zoning district.

ZBA# 20-54: Application of Mikyong Hyun for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Chapter 43, R-22 District, Group I, Section 3.12, Columns 4 (Floor Area Ratio); 8 (Front Yard); 11(Rear Yard) and 12 (Building Height) for an addition to an existing single-family residence. The premises are located at 161 Tweed Boulevard, Upper Grandview, New York and are identified on the Orangetown Tax Map as Section 75.09, Block 1, Lot 3; in the R-22 zoning district.

ZBA#20-55: Application of Lane Re-subdivision for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, Chapter 43, R-15 District, Group M, Section 3.12, Column 5 (Lot Area) and for an exception from New York State Town Law Section 280-a for a new single-family dwelling on the new. The property is located at 125 Park Avenue, Palisades New York and is identified on the Orangetown Tax Map as Section 77.20, Block 2, Lot 76 in the R-15 zoning district.

ZBA#20-56: Application of Orange Bank & Trust Site for variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, CO District, Section 3.11, Column 5 #6 (total sign area shall not exceed 12 sq. ft.) for Monument and Façade signs at a proposed new bank. The proposed bank shall be located at 374 South Middletown Road, Nanuet, New York and is identified on the Orangetown Tax Map as Section 64.17, Block 1, Lot 78 in the CO zoning district.