

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 the Greenbush Auditorium,
20 South Greenbush Road, Orangeburg, New York at 7:00 P.M. on

Wednesday, October 2, 2019

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

CONTINUED ITEM:

ZBA # 19-47: Application of Seventh Day Adventist Church for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Section 3.11, refers to R-80 District, Part II, Column 5 Paragraph 12 (Sign size: [double sided sign] ; also # 12 Non-illuminated: double-sided) total signage and (sign set back: 25' required) for a two-sided church sign. The Church is located at 210 North Middletown Road, Pearl River, New York and is identified on the Orangetown Tax Map as Section 69.09, Block 2, Lot 52; in the R-15 zoning district.

NEW ITEMS:

ZBA#19:89 Application of Stephen Sweetman for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Group M, Section 5.153 (Accessory Structure Distance to Primary Structure) for an existing shed at an existing single-family residence. The premises are located at 167 Liberty Road, Tappan New York and is identified on the Orangetown Tax Map as Section 77.05, Block 3, Lot 55 in the R-15 zoning district.

ZBA# 19-90: Application of Mehesh Patel for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Section 3.12, Group M, Column 4 (Floor Area Ratio) and Column 9 (Side Yard) for a covered deck at an existing single-family residence located at 2

Bollinger Court, Tappan, New York and are identified on the Orangetown Tax Map as Section 77.07, Block 2, Lot 3.2; in the R-15 zoning district.

ZBA#19-91: Application of Roost Restaurant at 2 Union Street for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Chapter 43, CS District, Section 3.11, Column 6 (Off-street parking spaces: 0 parking spaces exist) and from Section 5.153 (Accessory structure distance to primary structure) and Section 5.22 (All required side yards shall be unobstructed) and Section 3.12 Group FF, Column 11 (Rear Yard). The premises are located at 2 Union Street, Sparkill, New York and is identified on the Orangetown Tax Map as Section 77.08, Block 5, Lot 16 in the CS zoning district.

Date: September 17, 2019