

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 3, 2018

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

POSTPONED ITEM:

ZBA#18-63: **(POSTPONED TO OCTOBER 17, 2018)** Application of Zapata Restaurant at 779 Route 340, Palisades, New York and are identified on the Orangetown Tax Map as Section 77.20, Block 2, Lot 24; in the R-15 zoning district.

NEW ITEMS:

ZBA#18-65: Application of Dean Custom Awnings for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 3.12, Group CC, Columns 5 (Lot Width), 9 (Side Yard) and 10 (Total Side Yard) and from Section 3.11, Column 7 refer to LO District, Column 7, #2; Loading Berths shall be within completely enclosed buildings. The property is located at 529 Route 303, Orangeburg, New York and are identified on the Orangetown Tax Map as Section 70.19, Block 1, Lot 40; in the LIO zoning district.

ZBA # 18-66: Application of Dean Custom Awnings 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 review for fabrication of custom made awnings and guard booths. The property is located at 529 Route 303, Orangeburg, New York and are identified on the Orangetown Tax Map as Section 70.19, Block 1, Lot 40; in the LIO zoning district

ZBA#18-67: Application of Maloney Subdivision for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Group M, Section 3.12, Columns 4 (Floor Area Ratio for existing house) on lot #1; and Column 7 (Street Frontage) for lot # 2; for a proposed two-lot residential subdivision. The premises are located at 60 Fisher Avenue, Pearl River, New York and are identified as Section 68.11, Block 2, Lot 70, in the R-15 zoning district.

ZBA#18-68: Application of John Ferriello for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, R-15 District, Section 3.12, Columns 4 (Floor Area Ratio), 8 (Front Yard); Section 5.21(e) : (Building Height) and from Section 5.21 (c)(Side Yard) for an addition to an existing single-family residence. The premises are located at 87 Pearce Parkway, Pearl River, New York and are identified on the Orangetown Tax Map as Section 69.09, Block 2, Lot 42; in the R-15 zoning district.

ZBA#18-69: Application of George Chaly for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 3.12, R-40 District, Group E, Column 8 (Front Yard) for an addition to an existing single-family residence. The premises are located at 18 Valenza Lane, Blauvelt, New York, and are identified on the Orangetown Tax Map as Section 70.11, Block 1, Lot 21; R-40 zone.

ZBA#18-70: Application of Robert Bloodgood for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 3.12, R-15 District, Group M, Columns 4 (Floor Area Ratio) and 11 (Rear Yard) (Section 5.21 Undersized lot applies) for an addition to an existing single-family residence. The premises are located at 100 Campbell Avenue, Tappan, New York and are identified on the Orangetown Tax Map as Section 77.11, Block 2, Lot 87; in the R-15 zoning district.

ZBA#18-71: Application of John and Lisa Fernandez for a variance from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 3.12, R-15 District, Group M, Column 10 (Total Side Yard) for an addition to an existing single-family residence. The premises are located at 56 Ehrhardt Road, Pearl River, New York and are identified on the Orangetown Tax Map as Section 69.09, Block 4, Lot 20; in the R-15 zoning district.

ZBA#18-72: Application of The Learning Center for variances from Zoning Code (Chapter 43) of the Town of Orangetown Code, Section 3.11, Column 5, paragraph 7 (Signage not to exceed 60 sq. ft.: 30 sq. ft. illuminated permitted) for a child day care center. The premises are located at 2 Greenbush Road, Orangeburg, New York and are identified on the Orangetown Tax Map as Section 74.15, Block 1, Lot 22; in the LI zoning district.

