

TOWN OF YORKTOWN

ZONING BOARD OF APPEALS

June 22, 2017

6:30 p.m.

NEW BUSINESS

Romer, Frederick **31/17**

Property Address: 1775 Darby St.

Section 48.05, Block 1, Lot 38

This is an application to allow a single family dwelling with a frontage of 100' where a minimum of 150' is required as per section 300-21 and Appendix A of the Town Zoning Code. This property is located in a R1-40 zone.

Chang, Victor **32/17**

Property Address: 1264 Williams Dr.

Section 16.05, Block 1, Lot 61

This is an application to allow 2 lp tanks with a side yard setback of 12' where a minimum of 15' is required as per section 300-21 and Appendix A of the Town Zoning Code. This property is in a R1-20 zone.

Locher, William **33/17**

Property Address: 880 Ferris Place

Section 26.16, Block 1, Lot 14

This is an application for a proposed structure with a front yard setback of 25.75' where a minimum of 40' is required as per section 300-12 and Appendix A of the Town Zoning Code. This property is located in a R1-20 zone.

Tolli, George **34/17**

Property Address: 504 Granite Springs Rd.

Section 27.13, Block 2, Lot 44

This is an application to allow an accessory structure with a side yard setback of 9'6" where a minimum of 15' is required as per section 300-21 and appendix A of the town Zoning Code. This property is located in a R1-20 zone.

Hager, Donna **35/17**

Property Address: 763 Blackberry Ln.

Section 26.08, Block 1, Lot 71

This is an application for the keeping of fowl special use permit as per section 300-81.3 of the Town Zoning Code. This property is located in a R1-20 zone.

Gatto, Faye /Whitaker Trust

36/17

Property Address: 1410 Hayes Dr.

Section 47.18, Block 1, Lot 41

This is an application to allow an existing detached garage with a front yard setback of 8.3' where a minimum of 75' is required as per section 300-21 and Appendix A of the Town Zoning Code. This property is located in a R1-80 zone.

ADJOURNED

DeSANTIS, PHIL & PAULINE

11/17

Property Address: 3215 Gomer St.

Section 17.17, Block 3, Lot 34

This is an application for an existing carport with a side yard setback of 10' where a minimum of 15' is required and a combined side yard setback of 30.23' where a minimum of 40' is required as per section 300-21 and Appendix A of the Town Zoning Code. This property is located in a R1-20 zone.

DINEEN, KATHLEEN

#48/16

Property Address: 2090 Crompond Rd.

Section 37.14, Block 2, Lot 8

This is an application to modify an existing special use permit for a day care facility per 300-53 of the Town of Yorktown Zoning Code. This property is located in an R1-10 zoning district.

DINEEN, KATHLEEN

#49/16

Property Address: 2090 Crompond Rd.

Section 37.14, Block 2, Lot 8

This is an application for a variance to allow an addition to a daycare facility to have a building coverage of 10057.5 sq. ft. where 7404 sq. ft. is the maximum allowed per 300-21 and Appendix A of the Town of Yorktown Zoning Code. This property is located in an R1-10 zoning district.

PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Zoning Board of Appeals of the Town of Yorktown on Thursday, June 22, 2017 at 6:30 P.M. or as soon thereafter as is practicable in the Town Board Room, Town Hall, 363 Underhill Avenue, Yorktown Heights, New York as follows:

BASILE, MIKE & PETRILLO, DEBBIE

#14/17

Property Address: 232 Sparkle Rd.

Section 27.10, Block 1, Lot 40

This is an application for a proposed accessory structure with a side yard setback of 4.2' where a minimum of 10' is required as per section 300-21 and Appendix A of the Town Zoning code. This property is located in an R1-10 zoning district.

ROY, ANTHONY & DONNA

#26/17

Property Address: 940 Union Rd.

Section 16.11, Block 1, Lot 41

This is an application for a special use permit for a new accessory dwelling. Previous one expired 2004. This property is located in an R1-20 zoning district.

DeLUCIA, DENA

#27/17

Property Address: 1697 Parmly Rd.

Section 25.08, Block 2, Lot 14

This is an application for a proposed addition with a front yard setback of 8' where a minimum of 30' is required and a rear yard setback of 12' where a minimum of 30' is required, as per section 3400-21 and Appendix A of the Town Zoning Code. This property is located in a R1-10 zone.

AOUKAR, ELIAS

#28/17

Property Address: 2860 Saddle Ridge Dr.

Section 26.12, Block 1, Lot 52

This is an application to allow a existing lp tank and a.c. compressor with a combined side yard setback of 36' where a minimum of 40' is required as per section 300-21 and Appendix A of the Town Zoning Code. This property is located in a R1-20 zone.

PETTIT, JOSEPH

#29/17

Property Address: 3434 Deerhaunt St.

Section 17.10, Block 1, Lot 77

This is an application for an existing pool, deck and ramp with a side yard setback of 5' where a minimum of 10 is required as per section 300-21 and Appendix A of the Town Zoning Code. This property is in a R1-20 zone.

DUGGAN, DOMENIC

#30/17

Property Address: 3239 Poplar St.

Section 17.14, Block 3, Lot 16

This is an application for a proposed front yard structure that has a setback of 30.83' where 40' is required as per section 300-21 and Appendix A of the Town of Yorktown Zoning Code. This property is in a R1-20 zone.