

ZONING BOARD OF APPEALS

April 22, 2010

ADDED AGENDA

SHERMAN, ROBERT S. #24/10
Property Address: 1145 Glen Road
Section 16.10, Block 1, Lot 8

Application for a renewal of a special use permit for an accessory apartment at 1145 Glen Road, Shrub Oak, NY; a/k/a Section 16.10, Block 1, Lot 8 on the Tax Map of the Town of Yorktown.

METRO PCS NEW YORK, LLC #25/10
Property Address: 2651 Strang Boulevard
Section 26.19, Block 1, Lot 2

Application for a special use permit pursuant to Section 300-59 to co-locate a wireless telecommunication facility in an existing screened enclosure on an existing building located in an M-1 zone. Premises is located at 2651 Strang Boulevard, Yorktown Heights, NY; a/k/a Section 26.19, Block 1, Lot 2 on the Tax Map of the Town of Yorktown.

LOPARDO, FEDERICO #26/10
Property Address: 3370 Peach Court
Section 16.13, Block 1, Lot 14

Application for a variance to allow construction of an addition to an existing accessory structure (garage) with a side yard setback of 4 feet where 10 feet is required in an R1-20 zone. Premises is located at 3370 Peach Court, Yorktown, NY; a/k/a Section 16.13, Block 1, Lot 14 on the Tax Map of the Town of Yorktown.

BARREIRA, NICHOLAS & DONNA #27/10
Property Address: 3610 James Street
Section 16.10, Block 4, Lot 37

Application for a variance to permit construction of an addition with a resulting side yard setback of 5 feet where 12 feet is required in an R1-10 zone. Premises is located at 3610 James Street, Shrub Oak, NY; a/k/a Section 16.10, Block 4, Lot 37 on the Tax Map of the Town of Yorktown.

**FISHMAN, JEFFERY &
HUPPERT, FRANCES**
Property Address: 1615 Baptist Church Road
Section 47.09, Block 1, Lot 19

#28/10

Application for a variance to allow construction of additions and alterations to existing residence with a front yard setback of 48 feet where 75 feet is required in an R1-80 zone. Premises is located at 1615 Baptist Church Road, Yorktown Heights, NY; a/k/a Section 47.09, Block 1, Lot 19 on the Tax Map of the Town of Yorktown.

ADJOURNED AGENDA

CONTINI, ANNA
Property Address: 3214 Quinlan Street
Section 17.17, Block 1, Lot 24

#36/09

Applicant requested adjournment to May's meeting. Application for a special use permit to legalize an existing accessory apartment at 3214 Quinlan Street, Yorktown Heights, NY; a/k/a Section 17.17, Block 1, Lot 24 on the Tax Map of the Town of Yorktown. Premises is located in an R1-20 zone.

OLD ST. GEORGE'S LLC
Property Address: 1715 East Main Street
Section 15.12, Block 2, Lot 53

#60/09

Application for a special use permit to convert a dwelling built prior to 1930 to an eating place pursuant to Section 300-68 of the Code of the Town of Yorktown. Premises is located at 1715 East Main Street, Mohegan Lake, NY; a/k/a Section 15.12, Block 2, Lot 53 and is zoned R1-20 on the Tax Map of the Town of Yorktown.

LEGRAND YORKTOWN, LLC
Property Address: 702 Saw Mill River Road
Section 59.14, Block 1, Lot 18

#15/10

Application for a use variance to allow storage of six commercial vehicles and two storage trailers on premises wherein said storage is not listed as a permitted use. Premises is zoned country commercial. Premises is located at 702 Saw Mill River Road, Yorktown Heights, NY; a/k/a Section 59.14, Block 1, Lot 18 on the Tax Map of the Town of Yorktown.

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Zoning Board of Appeals of the Town of Yorktown on Thursday, April 22, 2010 at 7:00 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:

BAUTISTA, MIRNA #16/10
Property Address: 2948 Lexington Avenue
Section 25.16, Block 1, Lot 3

Application for a renewal after sale of a special use permit for an accessory apartment at 2948 Lexington Avenue, Mohegan Lake, NY; a/k/a Section 25.16, Block 1, Lot 3 on the Tax Map of the Town of Yorktown.

CARCATERRA, LAWRENCE #3/10
Property Address: 2474 Bound Brook Lane
Section 36.5, Block 2, Lot 24

Application for a variance to legalize an existing fence located in a side yard with a height of 6 ft. where a maximum of 4.5 ft. is permitted in an R1-20 zone. Premises is located at 2474 Bound Brook Lane, Yorktown Heights, NY; a/k/a Section 36.5, Block 2, Lot 24 on the Tax Map of the Town of Yorktown.

PANEBIANCO, JOSEPH & FRANCES #6/10
Property Address: 304 Wild Greene Terrace
Section 70.10, Block 1, Lot 25

Application for a variance to legalize existing shed with a side yard setback of 16 ft. where 30 ft. is required in an R1-80 zone. Premises is located at 304 Wild Greene Terrace, Ossining, NY; a/k/a Section 70.10, Block 1, Lot 25 on the Tax Map of the Town of Yorktown.

3JIK PROPERTIES, LLC #17/10
Property Address: 265 East Main Street
Section 6.17, Block 1, Lot 26

Applicant requested adjournment to May 27th public hearing. Request for an interpretation of the applicability of the sections of the zoning ordinance relating to non-conforming uses and buildings to the existing use of property located at 265 East Main Street, Jefferson Valley, NY a/k/a Section 6.17, Block 1, Lot 26 on the Tax Map of the Town of Yorktown.

DELAPAROUSE, MARIANNE & J-F
Property Address: 541 Croton Heights Road
Section 48.19, Block 1, Lot 7

#18/10

Application for a variance to permit construction of an addition with a front yard setback of 33 feet where 50 feet is required in an R1-40 zone. Premises is located at 451 Croton Heights Road, Yorktown Heights, NY; a/k/a Section 48.19, Block 1, Lot 7 on the Tax Map of the Town of Yorktown.

DiLEGGE, ANGELO
Property Address: 1586 Edgewood Street
Section 48.11, Block 3, Lot 35

#19/10

Application for a variance to construct an addition with a resulting rear yard of 27 feet where 30 feet is required in an R1-10 zone. Premises is located at 1586 Edgwood Street, Yorktown Heights, NY; a/k/a Section 48.11, Block 3, Lot 35 on the Tax Map of the Town of Yorktown.

KIMMEL, TIMOTHY W.
Property Address: 3011 Hickory Street
Section 27.5, Block 1, Lot 68

#20/10

Application for a variance to legalize an existing garage with a side yard setback of 1.26 feet and a combined side yard setback of 31 feet where 15 feet and 40 feet respectively is required in an R1-20 zone. Premises is located at 3011 Hickory Street, Yorktown Heights, NY; a/k/a Section 27.5, Block 1, Lot 68 on the Tax Map of the Town of Yorktown.

TRUITT, ROLLIN
Property Address: 1611 Mogul Drive
Section 25.12, Block 2, Lot 82

#21/10

Application for a variance from Section 300-173 of the code to permit construction of an addition to an existing legal non-conforming building located in an R1-20 zone. Premises is located in Mogul Park Cooperative and is shown as unit #14 a/k/a Section 25.12, Block 2, Lot 82 on the Tax Map of the Town of Yorktown.

CELESTIAL ROUTE 6 ASSOCIATES II, LLC #22/10
Property Address: Mohegan Avenue
Section 15.16, Block 1, Lot 21.2

Application for a variance to permit placement of two freestanding signs of 24 square feet each on lot in C-2 zone wherein only one freestanding sign is permitted pursuant to Section 300-187 et seq. of the Code of the Town of Yorktown. Premises is located at Mohegan Avenue, Mohegan Lake, NY; a/k/a Section 15.16, Block 1, Lot 21.2 on the Tax Map of the Town of Yorktown.

CARROLL, PATRICIA M. #23/10
Property Address: 1825 Maple Hill Street
Section 37.19, Block 3, Lot 24

Application for a variance to permit placement of a fence with a height of 6 feet in a front yard where a maximum of 4.5 feet is permitted. Premises is in an R1-10 zone and is located at 1825 Maple Hill Street, Yorktown Heights, NY; a/k/a Section 37.19, Block 3, Lot 24 on the Tax Map of the Town of Yorktown.

BY ORDER OF THE ZONING BOARD OF APPEALS OF THE TOWN OF YORKTOWN, NEW YORK, GORDON B. FINE, CHAIRMAN.

CLOSED & RESERVED

WITKOWICH, NICHOLAS #8/10
Property Address: 1920 Maple Court
Section 37.15, Block 1, Lot 8

Request for an interpretation of the zoning ordinance pursuant to a letter dated January 17, 2010 as they relate to the issuance of Building Permit #20100005 for an accessory structure at 1920 Maple Court, Yorktown Heights, NY. Premises is located in an R-2 zone and is located at 1920 Maple Court, Yorktown Heights, NY; a/k/a Section 37.15, Block 1, Lot 8 on the Tax Map of the Town of Yorktown.