

**ZB# 06-23**

**Carlos Gomez**

**39-3-5**

ZONING BOARD OF APPEALS  
TOWN OF NEW WINDSOR  
555 UNION AVENUE  
NEW WINDSOR, N.Y. 12553  
Decision 5-22-06

**06-23**  
Carlos Gomez - Area  
8 Cresshaven Dr. (39-3-5)





-----X  
In the Matter of the Application of

MEMORANDUM OF  
DECISION GRANTING

**CARLOS GOMEZ**

**AREA**

CASE #06-23  
-----X

**WHEREAS, Carlos Gomez**, owner(s) of 8 Cresthaven Drive, New Windsor, New York, 12553, has made application before the Zoning Board of Appeals for a/an Request for 33 ft. Rear Yard Setback for proposed attached rear deck in an R-4 Zone (39-3-5)

**WHEREAS**, a public hearing was held on May 22, 2006 before the Zoning Board of Appeals at the Town Hall, New Windsor, New York; and

**WHEREAS**, the Applicant appeared on behalf of this Application; and

**WHEREAS**, there were no spectators appearing at the public hearing; and

**WHEREAS**, no one spoke in favor of or in opposition to the Application; and

**WHEREAS**, a decision was made by the Zoning Board of Appeals on the date of the public hearing granting the application; and

**WHEREAS**, the Zoning Board of Appeals of the Town of New Windsor sets forth the following findings in this matter here memorialized in furtherance of its previously made decision in this matter:

1. The notice of public hearing was duly sent to residents and businesses as prescribed by law and published in The Official Town Newspaper, also as required by law.
2. The Evidence presented by the Applicant showed that:
  - (a) The property is a residential property located in a neighborhood of residential properties in an R-4 zone.
  - (b) In constructing the deck, the applicant will not remove any trees or substantial vegetation.
  - (c) In building the deck the applicant will not build on top of nor will it interfere with any easements or rights-of-way including, but not limited to, water, sewer and electrical easements

- (d) In building the deck, the applicant will not create the ponding or collection of water or divert the flow of water drainage
- (e) With the deck, the house will be similar in size and nature to other houses in the neighborhood.
- (f) The proposed or existing deck is immediately adjacent to an exit portal of the building. Without the deck, a safety issue would exist because a person exiting the premises would probable fall and sustain serious physical injury if the deck were not in place..

**WHEREAS,** The Zoning Board of Appeals of the Town of New Windsor makes the following conclusions of law here memorialized in furtherance of its previously made decision in this matter:

1. The requested variance(s) will not produce an undesirable change in the character of the neighborhood or create a detriment to nearby properties.
2. There is no other feasible method available to the Applicant that can produce the benefits sought.
3. The variance(s) requested is/are substantial in relation to the Town regulations but, nevertheless, are warranted.
4. The requested variance(s) will not have an adverse effect or impact on the physical or environmental conditions in the neighborhood or zoning district.
5. The difficulty the Applicant faces in conforming to the bulk regulations is/are self-created but, nevertheless, should be allowed.
6. The benefit to the Applicant, if the requested variance(s) is/are granted, outweighs the detriment to the health, safety and welfare of the neighborhood or community.
7. The requested variance(s) are/is appropriate and are/is the minimum variance(s) necessary and adequate to allow the Applicant relief from the requirements of the Zoning Local Law and at the same time preserve and protect the character of the neighborhood and the health, safety and welfare of the community.
8. The interests of justice will be served by allowing the granting of the requested area variance(s).

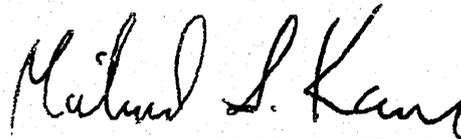
**NOW, THEREFORE, BE IT**

**RESOLVED**, that the Zoning Board of Appeals of the Town of New Windsor GRANT a request for a The proposed or existing deck is immediately adjacent to an exit portal of the building. Without the deck, a safety issue would exist because a person exiting the premises would probable fall and sustain serious physical injury if the deck were not in place. as sought by the Applicant in accordance with plans filed with the Building Inspector and presented at the public hearing.

**BE IT FURTHER**

**RESOLVED**, that the Secretary of the Zoning Board of Appeals of the Town of New Windsor transmit a copy of this decision to the Town Clerk, Town Planning Board and/or Building Inspector and Applicant.

Dated: May 22, 2006



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Chairman

**OFFICE OF THE BUILDING INSPECTOR  
TOWN OF NEW WINDSOR  
ORANGE COUNTY, NEW YORK**

**NOTICE OF DISAPPROVAL OF BUILDING PERMIT APPLICATION**

**APPLICANT IS TO PLEASE CONTACT THE ZONING BOARD SECRETARY AT (845) 563-4630 TO  
MAKE AN APPOINTMENT WITH THE ZONING BOARD OF APPEALS.**

**DATE: March 27, 2006**

**APPLICANT: Carlos R. Gomez  
8 Cresthaven Drive  
New Windsor, NY 12553**

**PLEASE TAKE NOTICE THAT YOUR APPLICATION DATE: 3/21/06**

**FOR : Proposed rear deck**

**LOCATED AT: 8 Cresthaven Drive**

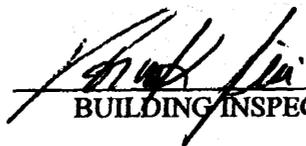
**ZONE: R-4 Sec/Blk/ Lot: 39-3-5**

**DESCRIPTION OF EXISTING SITE: One family house**

**IS DISAPPROVED ON THE FOLLOWING GROUNDS:**

- 1. Proposed attached rear deck does not meet minimum 50' set-back.**

**COPY**

  
BUILDING INSPECTOR

PERMITTED      PROPOSED OR  
AVAILABLE:      VARIANCE  
REQUEST:

ZONE: **R-4**    USE:    Bulk Tables

MIN LOT AREA:

MIN LOT WIDTH:

REQ'D FRONT YD:

REQ'D SIDE YD:

REQ'D TOTAL SIDE TD:

REQ'D REAR YD:      **G-6**                      **50'**                      **17'**                      **33'**

REQ'D FRONTAGE:

MAX BLDG HT:

FLOOR AREA RATIO:

MIN LIVABLE AREA:

DEV COVERAGE:

cc: Z.B.A., APPLICANT, FILE, W/ ATTACHED MAP

PLEASE ALLOW FIVE TO TEN DAYS TO PROCESS  
IMPORTANT  
YOU MUST CALL FOR ALL REQUIRED INSPECTIONS OF CONSTRUCTION

Other inspections will be made in most cases but those listed below must be made or Certificate of Occupancy may be withheld. Do not mistake an unscheduled inspection for one of those listed below. Unless an inspection report is left on the job indicating approval of an inspection it has not been approved and it is improper to continue beyond that point in the work. Any disapproved work must be corrected before re-inspection.

1. When excavating is complete and footing forms are in place (before pouring.)
2. Foundation inspection. Check here for waterproofing and footing drains.
3. Inspect gravel base under concrete floors and under slab plumbing.
4. When framing, rough plumbing, rough electric and before being covered.
5. Insulation.
6. Final inspection for Certificate of Occupancy. Have on hand electrical inspection data and final certified plot plan. Building is to be completed at this time. Well water test required and engineer's certification letter for septic system required.
7. Driveway inspection must meet approval of Town Highway Superintendent. A driveway bond may be required.
8. \$50.00 charge for any site that calls for the inspection twice.
9. Call 24 hours in advance, with permit number, to schedule inspection.
10. There will be no inspections unless yellow permit card is posted.
11. Sewer permits must be obtained along with building permits for new houses.
12. Septic permit must be submitted with engineer's drawing and para test.
13. Road opening permits must be obtained from Town Clerk's office.
14. All building permits will need a Certificate of Occupancy or a Certificate of Compliance and here is no fee for this.

MAR 21 2006  
BUILDING DEPARTMENT

FOR OFFICE USE ONLY:  
Building Permit #: 2006-219

**AFFIDAVIT OF OWNERSHIP AND/OR CONTRACTOR'S COMP & LIABILITY INSURANCE CERTIFICATE IS  
REQUIRED BEFORE THE BUILDING PERMIT APPLICATION WILL BE ACCEPTED AND/OR ISSUED**

PLEASE PRINT CLEARLY - FILL OUT ALL INFORMATION WHICH APPLIES TO YOU

Owner of Premises Carlos R. Gomez

Address 8 CRISTHAVEN DR. Phone # 562-1109

Mailing Address New Windsor, N.Y. 12553 Fax # \_\_\_\_\_

Name of Architect \_\_\_\_\_

Address \_\_\_\_\_ Phone \_\_\_\_\_

Name of Contractor \_\_\_\_\_

Address \_\_\_\_\_ Phone \_\_\_\_\_

Is whether applicant is owner, lessee, agent, architect, engineer or builder OWNER

If applicant is a corporation, signature of duly authorized officer \_\_\_\_\_  
(Name and title of corporate officer)

1. On what street is property located? On the South side of CRIST HAVEN DR.  
(N, S, E or W)  
and Approx. 400' feet from the intersection of HART DR. & CRIST HAVEN DR.

2. Zone or use district in which premises are situated \_\_\_\_\_ Is property a flood zone? Y \_\_\_\_\_ N

3. Tax Map Description: Section 43 Block 5 Lot 8

4. State existing use and occupancy of premises and intended use and occupancy of proposed construction.

a. Existing use and occupancy \_\_\_\_\_ b. Intended use and occupancy 16' x 16' - DECK

5. Nature of work (check if applicable)  New Bldg.  Addition  Alteration  Repair  Removal  Demolition  Other

6. Is this a corner lot? NO

7. Dimensions of entire new construction. Front 16' Rear 16' Depth 16' Height 36" No. of stories \_\_\_\_\_

8. If dwelling, number of dwelling units: \_\_\_\_\_ Number of dwelling units on each floor \_\_\_\_\_

Number of bedrooms 3 Baths 1 Toilets 1 Heating Plant: Gas  Oil \_\_\_\_\_  
Electric/Hot Air \_\_\_\_\_ Hot Water  If Garage, number of cars \_\_\_\_\_

9. If business, commercial or mixed occupancy, specify nature and extent of each type of use \_\_\_\_\_

10. Estimated cost \$2,500.00 Fee \$50

CASH

**PAID**

3 1 21 106

date

APPLICATION FOR BUILDING PERMIT  
TOWN OF NEW WINDSOR, ORANGE COUNTY, NEW YORK  
Pursuant to New York State Building Code and Town Ordinances

Building Inspector: Michael L. Babcock  
Asst. Inspectors: Frank Liel & Louis Kryohear  
New Windsor Town Hall  
555 Union Avenue  
New Windsor, New York 12553  
(845) 583-4818  
(845) 583-4885 FAX

Bldg Insp Examined \_\_\_\_\_  
Fire Insp Examined \_\_\_\_\_  
Approved \_\_\_\_\_  
Disapproved \_\_\_\_\_  
Permit No. \_\_\_\_\_

INSTRUCTIONS

- A. This application must be completely filled in by typewriter or in ink and submitted to the Building Inspector.
- B. Plot plan showing location of lot and buildings on premises, relationship to adjoining premises or public streets or areas, and giving a detailed description of layout of property must be drawn on the diagram, which is part of this application.
- C. This application must be accompanied by two complete sets of plans showing proposed construction and two complete sets of specifications. Plans and specifications shall describe the nature of the work to be performed, the materials and equipment to be used and installed and details of structural, mechanical and plumbing installations.
- D. The work covered by this application may not be commenced before the issuance of a Building Permit.
- E. Upon approval of this application, the Building Inspector will issue a Building Permit to the applicant together with approved set of plans and specifications. Such permit and approved plans and specifications shall be kept on the premises, available for inspection throughout the progress of the work.
- F. No building shall be occupied or used in whole or in part for any purpose whatever until a Certificate of Occupancy shall have been granted by the Building Inspector.

APPLICATION IS HEREBY MADE to the Building Inspector for the issuance of a Building Permit pursuant to the New York Building Construction Code Ordinances of the Town of New Windsor for the construction of buildings, additions, or alterations, or for removal or demolition or use of property as herein described. The applicant agrees to comply with all applicable laws, ordinances, regulations and certifies that he is the owner or agent of all that certain lot, piece or parcel of land and/or building described in this application and if not the owner, that he has been duly and properly authorized to make this application and to assume responsibility for the owner in connection with this application.

(Signature of Applicant)

*Paul R. Conroy*

(Owner's Signature)

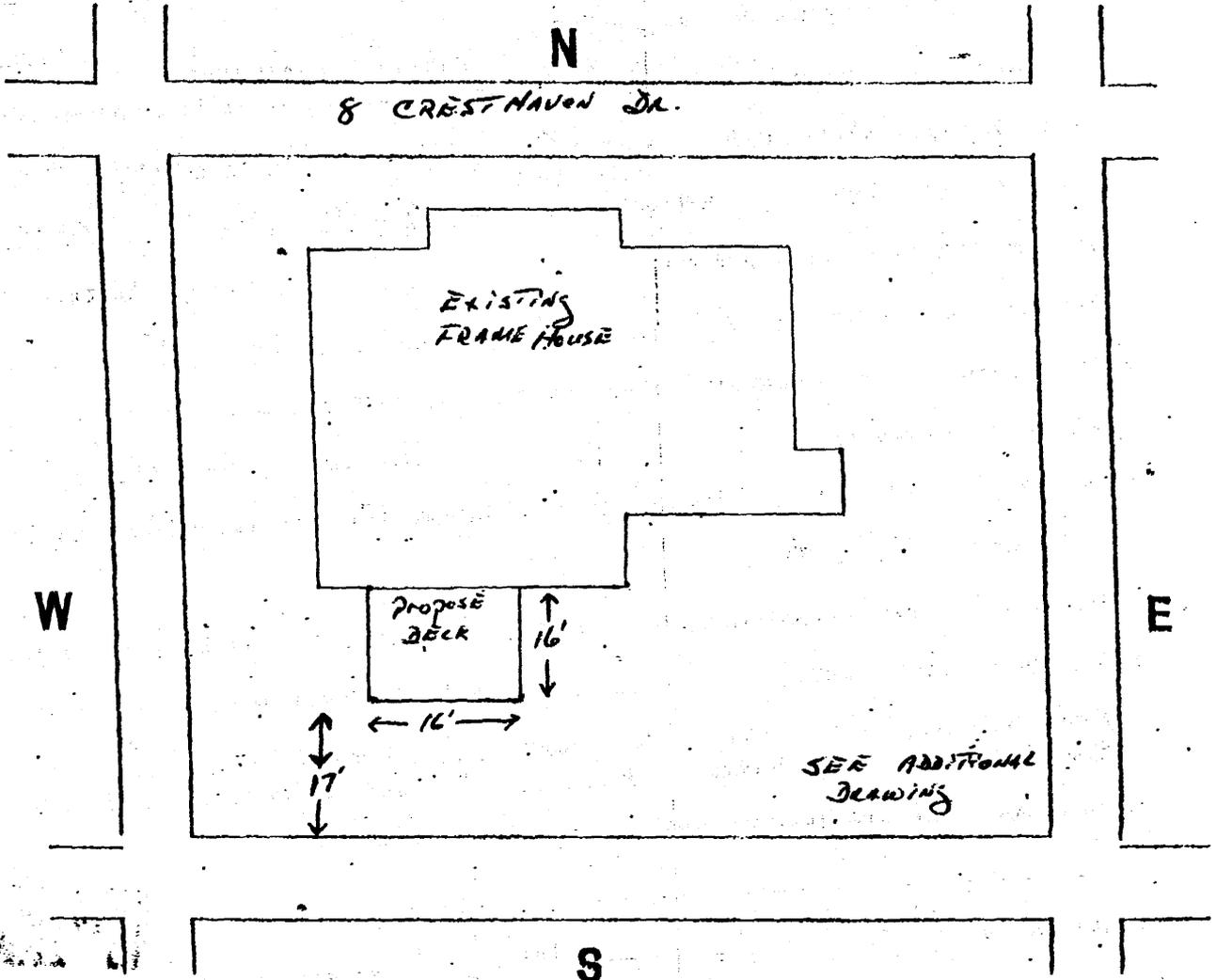
(Address of Applicant)

8 CREST HAVEN DR., New Windsor, N.Y. 12553

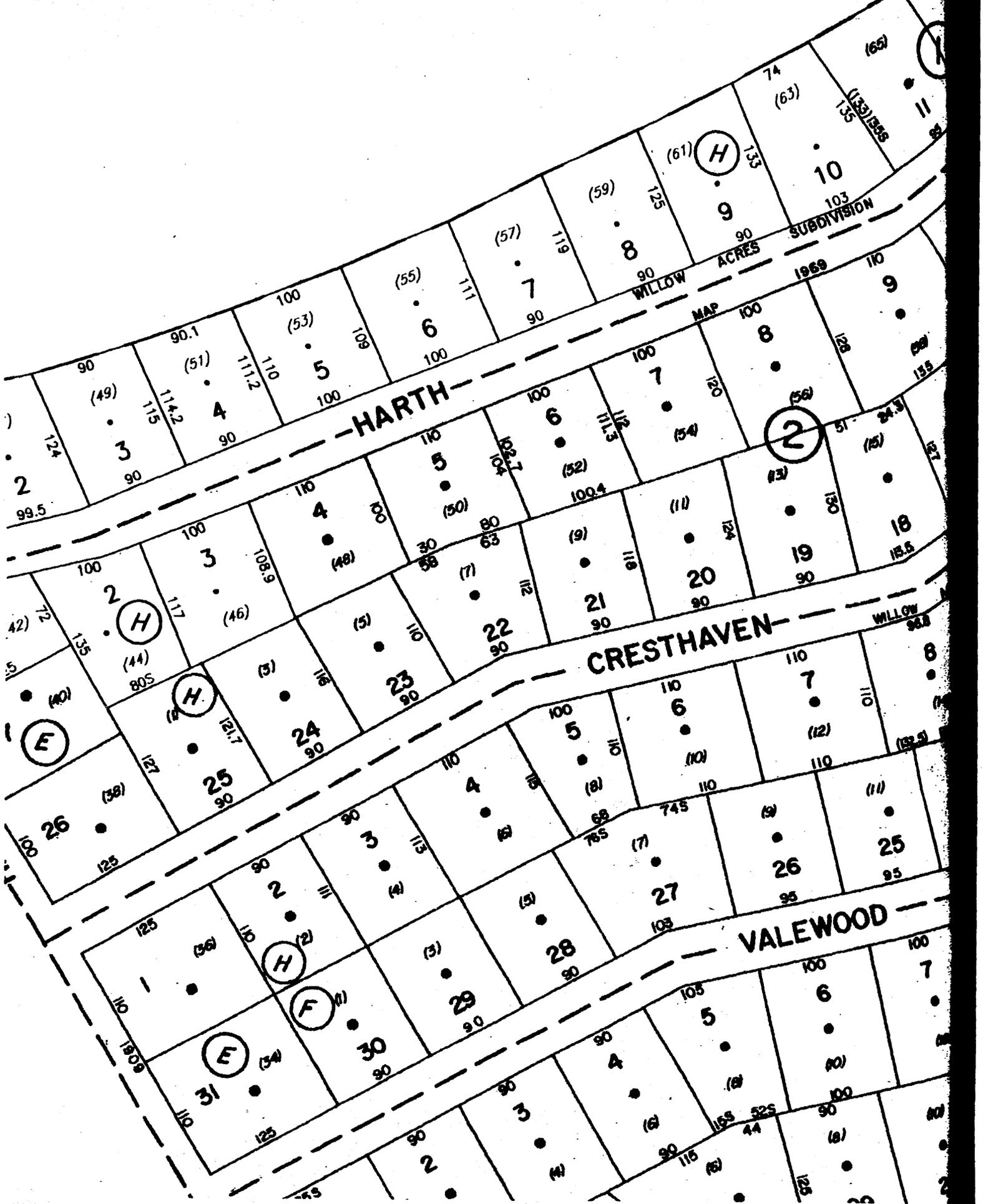
(Owner's Address)

PLOT PLAN

**NOTE:** Locate all buildings and indicate all set back dimensions. Applicant must indicate the building line or lines clearly and distinctly on the drawings.



**SECTION 24**



HARTH

CRESTHAVEN

VALEWOOD

WILLOW  
SUBDIVISION

MAP 100

ACRES

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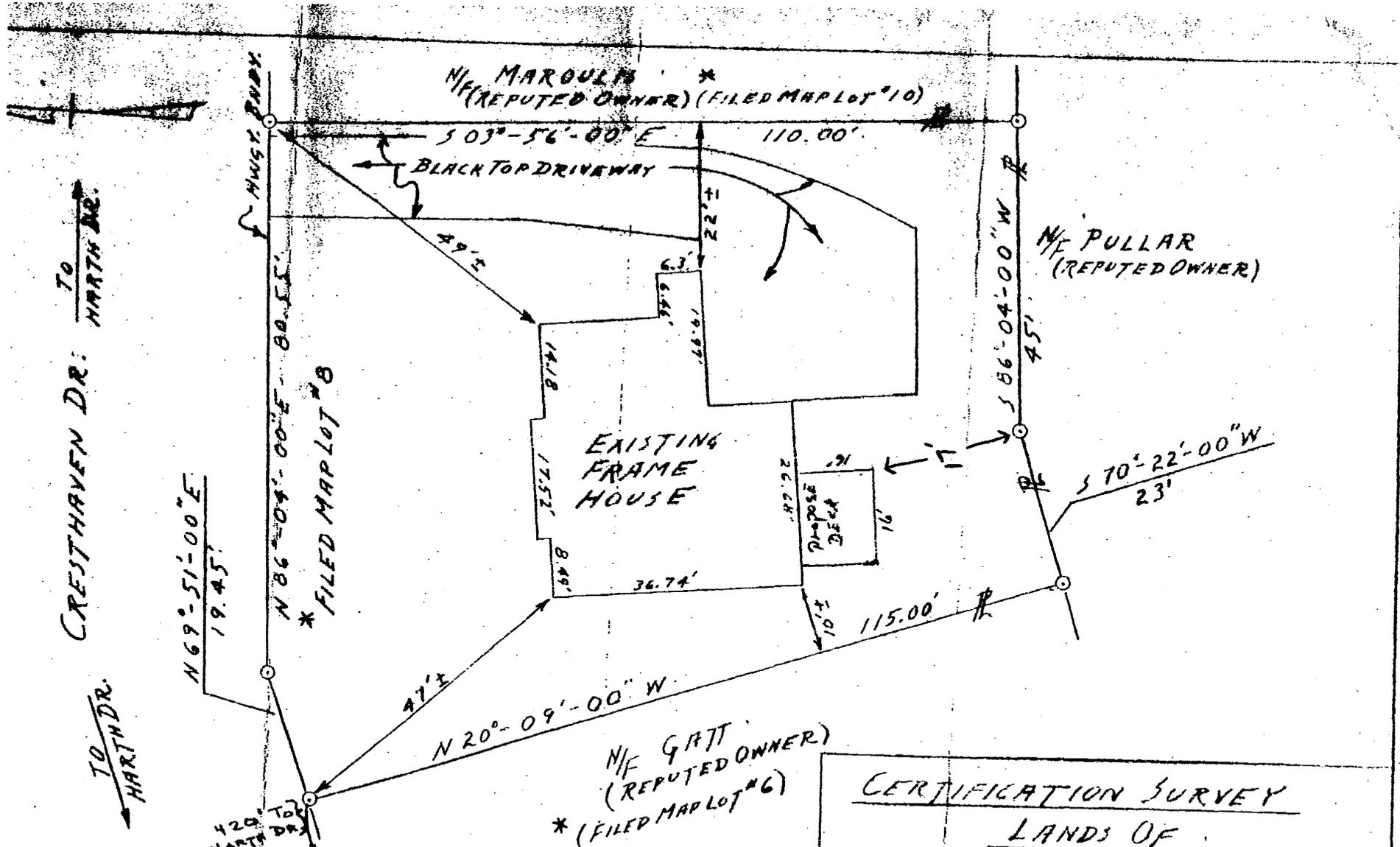
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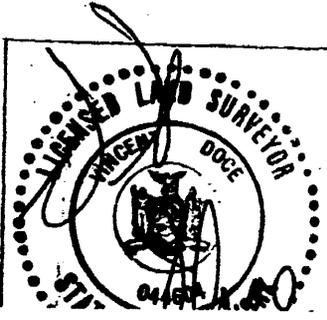
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I CERTIFY TO CARLOS R. & VIRGEN MINA AND NEWBURGH SAVINGS BANK, THAT SHOWN ABOVE IS PREPARED FROM A DONE BY ME AND THAT THE INFORMATION HEREON IS TRUE AND CORRECT AS STATED.

LOT H, WILLOW ACRES DEVELOPMENT, HER BROTHERS, TOWN OF NEW WINDSOR, ORANGE CO., MADE APRIL 1962, BY NIAL SHERWOOD,



CERTIFICATION SURVEY  
LANDS OF  
NICHOLAS J. & PATRICIA H. FAYO  
 8 CRESTHAVEN DR. TN OF NEWBURGH  
 ORANGE CO. NEW YORK  
 PREPARED BY:  
VINCENT J. DOCE  
 P.L.S. 044604  
 DARAN PARK, NEWBURGH, N.Y.

**TOWN OF NEW WINDSOR  
ZONING BOARD OF APPEALS  
OFFICE  
845-563-4615**

**MEMORANDUM**

**TO: LARRY REIS, COMPTROLLER**  
**FROM: MYRA MASON, SECRETARY TO THE ZONING BOARD**  
**DATE: JULY 25, 2006**  
**SUBJECT: ESCROW REFUND**

**PLEASE ISSUE A CHECK IN THE AMOUNT OF \$ 184.67 TO CLOSE OUT  
ESCROW FOR:**

**ZBA FILE #06-23**

**NAME & ADDRESS:**

**Carlos Gomez  
8 Cresthaven Dr.  
New Windsor, NY 12553**

**THANK YOU,**

**MYRA**

**L.R.07-25-06**



**TOWN OF NEW WINDSOR  
ZONING BOARD OF APPEALS  
RECORD OF CHARGES & PAYMENTS**



FILE #06-23      TYPE:AREA      TELEPHONE: 562-1109

APPLICANT:  
Carlos Gomez  
8 Cresthaven Dr.  
New Windsor, NY 12553

RESIDENTIAL:	\$ 50.00	CHECK # <u>4475</u>
COMMERCIAL	\$ 150.00	CHECK # _____
INTERPRETATION	\$ 150.00	CHECK # _____

ESCROW:      RESIDENTIAL \$300.00      CHECK # 4474



<b><u>DISBURSEMENTS:</u></b>		<b>MINUTES</b>	<b>ATTORNEY</b>
		<b><u>\$7.00 / PAGE</u></b>	<b><u>FEE</u></b>

PRELIMINARY:	<u>3</u>	PAGES	\$ <u>21.00</u>	\$ <u>35.00</u>
2 <sup>ND</sup> PRELIMINARY:	—	PAGES	\$ _____	\$ _____
PUBLIC HEARING:	<u>2</u>	PAGES	\$ <u>14.00</u>	\$ <u>35.00</u>
PUBLIC HEARING:	—	PAGES	\$ _____	\$ _____

LEGAL AD: Publish Date:05-05-06      \$ 10.33

TOTAL:      \$ 45.33      \$ 70.00



ESCROW POSTED:      \$ 300.00  
LESS: DISBURSEMENTS:      \$ 115.33

AMOUNT DUE:      \$ \_\_\_\_\_

REFUND DUE:      \$ 184.67

Cc:

L.R. 07-25-06

CARLOS\_GOMEZ\_(06-23)

MR. KANE: Request for 33 ft. rear yard setback for proposed attached rear deck at 8 Cresthaven Drive.

Mr. Carlos Gomez appeared before the board for this proposal.

MR. KANE: Tell us what you want to do.

MR. GOMEZ: I want to build an attached 16 x 16 foot deck attached to the rear of the house.

MR. KANE: Cutting down any trees, substantial vegetation in the building of the deck?

MR. GOMEZ: No.

MR. KANE: Creating any water hazards or runoffs?

MR. GOMEZ: No, sir.

MR. KANE: Any easements?

MR. GOMEZ: No.

MR. KANE: The deck is replacing the set of steps that are currently there?

MR. GOMEZ: Yes.

MR. KANE: Without the deck and steps walking out the door you would consider a hazard?

MR. GOMEZ: Well, until the deck is built, yes. But it's just me and the family and the dog and my wife.

MR. KRIEGER: It will be a hazard to those people.

MR. KANE: The deck itself is going to be similar in

size and nature to other decks that are in your neighborhood?

MR. GOMEZ: Yes, it is.

MR. KANE: Any easements, did I ask that, any easements?

MR. GOMEZ: They're all in the front, nothing to the back.

MR. KANE: What size deck?

MR. GOMEZ: 16 x 16.

MR. KANE: I will open the public portion of the meeting and ask if anybody's here for the meeting. Let the record show there's nobody in the audience. Ask Myra how many mailings we had.

MS. MASON: On May 5, I mailed out 82 envelopes and had no response.

MR. KANE: Any further questions by the board? I'll accept a motion.

MS. GANN: I will offer a motion that we grant Carlos Gomez request for 33 foot rear yard setback for proposed attached rear deck at 8 Cresthaven Drive in an R-4 zone.

MR. LUNDSTROM: I will second that motion.

ROLL CALL

MS. GANN	AYE
MR. LUNDSTROM	AYE
MR. TORPEY	AYE
MS. LOCEY	AYE
MR. KANE	AYE

CARLOS\_GOMEZ\_(06-23)

MS. GANN: Request for 33 foot rear yard setback for proposed attached rear deck at 8 Cresthaven Drive.

Mr. Carlos Gomez appeared before the board for this proposal.

MR. GOMEZ: I want to build a 16 x 16 deck attached to the house.

MS. GANN: And the deck will be sitting off the ground? I don't have any pictures here.

MS. MASON: Right here.

MS. GANN: Oh, I'm sorry.

MR. GOMEZ: Attached right where these stairs are.

MS. GANN: You'll be getting to the deck from the door?

MR. GOMEZ: Yes.

MS. GANN: Would you be taking any substantial vegetation down to create the deck?

MR. GOMEZ: No.

MS. GANN: Creating any water hazards?

MR. GOMEZ: No, not at all.

MS. GANN: Will the deck be similar in size to other decks that are in the area?

MR. GOMEZ: Yes.

MS. LOCEY: Any easements going through the property that would be affected by your new deck?

MR. GOMEZ: No.

MR. LUNDSTROM: If I may ask the building inspector again what the current setbacks in that zone are?

MR. BABCOCK: The current setbacks in today's zoning is 50 feet. Mr. Gomez, I have a question on the existing house is 10 foot plus or minus off the corner of that property?

MR. GOMEZ: Yes.

MR. BABCOCK: Do you intend to offset the deck into the house so that you maintain this 10 feet at this point?

MR. GOMEZ: Yes.

MR. BABCOCK: You know what I'm saying?

MR. GOMEZ: Yes, that way could be 10 foot.

MR. BABCOCK: As the deck comes out it gets closer to the side property line.

MS. GANN: Right.

MR. BABCOCK: So he's offsetting it, he's not building it out even with the end of the houses, setting it back so he's going to maintain that 10.

MS. GANN: Okay. Any other questions from the board?

MS. LOCEY: Other homes in the area have similar size decks?

MR. GOMEZ: Yes.

MS. LOCEY: Nothing unusual for your neighborhood?

April 24, 2006

33

MR. GOMEZ: Nothing unusual.

MS. GANN: I'll accept a motion.

MS. LOCEY: I will offer a motion to schedule a public hearing on the application of Carlos Gomez for his request for 33 foot rear yard setback for proposed attached rear deck at 8 Cresthaven Drive in an R-4 zone.

MR. TORPEY: I will second that.

ROLL CALL

MR. LUNDSTROM	AYE
MS. LOCEY	AYE
MR. TORPEY	AYE
MS. GANN	AYE



# THE SENTINEL

P.O. BOX 406  
VALES GATE, NY 12584

## Invoice

Date	Invoice #
5/23/2006	7705

*ZBA*  
~~SALES~~

Bill To
TOWN OF NEW WINDSOR 555 UNION AVE NEW WINDSOR, NY 12553

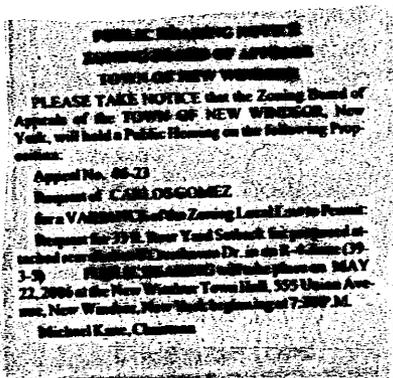
**RECEIVED**  
JUN 27 2006  
TOWN OF NEW WINDSOR  
COMPTROLLER'S OFFICE

P.O. No.	Terms	Project
44795	Due on receipt	

Issue Date	Description	PCS/Units	Amount
5/5/2006	LEGAL ADS: VARIANCE CARLOS GOMEZ 1 AFFIDAVIT	6.33 4.00	6.33 4.00
<b>Total</b>			<b>\$10.33</b>

VISA, MASTERCARD, AMERICAN EXPRESS PAYMENTS ACCEPTED, CALL (845) 562-1218

State of New York  
County of Orange, ss:  
Patricia Quill being duly  
sworn disposes and says that she is The  
Supervisor of Legal Dept. of the E.W. Smith  
Publishing Company; Inc. Publisher of The  
Sentinel, a weekly newspaper published and  
of general circulation in the Town of New  
Windsor, Town of Newburgh and City of  
Newburgh and that the notice of which the  
annexed is a true copy was published IX  
in said newspaper, commencing on  
the 5 day of May A.D., 2006  
and ending on the 5 day of May  
A.D. 2006



*Patricia Quill*

Subscribed and shown to before me  
this 22<sup>nd</sup> day of June, 2006.

*Deborah Green*

Notary Public of the State of New York  
County of Orange.

DEBORAH GREEN  
Notary Public, State of New York  
Qualified in Orange County  
# 4984085  
Commission Expires July 15, 2007

My commission expires \_\_\_\_\_



RESULTS OF Z.B.A. MEETING OF: May 22, 2006

PROJECT: Carlos Gomez ZBA # 06-23

P.B.# \_\_\_\_\_

USE VARIANCE: NEED: EAF \_\_\_\_\_ PROXY \_\_\_\_\_



LEAD AGENCY: M) \_\_\_\_\_ S) \_\_\_\_\_ VOTE: A \_\_\_\_\_ N \_\_\_\_\_

GANN \_\_\_\_\_  
LUNDSTROM \_\_\_\_\_  
LOCEY \_\_\_\_\_  
TORPEY \_\_\_\_\_  
KANE \_\_\_\_\_ CARRIED: Y \_\_\_\_\_ N \_\_\_\_\_

NEGATIVE DEC: M) \_\_\_\_\_ S) \_\_\_\_\_ VOTE: A \_\_\_\_\_ N \_\_\_\_\_

GANN \_\_\_\_\_  
LUNDSTROM \_\_\_\_\_  
LOCEY \_\_\_\_\_  
TORPEY \_\_\_\_\_  
KANE \_\_\_\_\_ CARRIED: Y \_\_\_\_\_ N \_\_\_\_\_

PUBLIC HEARING: M) \_\_\_\_\_ S) \_\_\_\_\_ VOTE: A \_\_\_\_\_ N \_\_\_\_\_

GANN \_\_\_\_\_  
LUNDSTROM \_\_\_\_\_  
LOCEY \_\_\_\_\_  
TORPEY \_\_\_\_\_  
KANE \_\_\_\_\_ CARRIED: Y \_\_\_\_\_ N \_\_\_\_\_

APPROVED: M) \_\_\_\_\_ S) \_\_\_\_\_ VOTE: A \_\_\_\_\_ N \_\_\_\_\_

GANN \_\_\_\_\_  
LUNDSTROM \_\_\_\_\_  
LOCEY \_\_\_\_\_  
TORPEY \_\_\_\_\_  
KANE \_\_\_\_\_ CARRIED: Y \_\_\_\_\_ N \_\_\_\_\_

**ALL VARIANCES - PRELIMINARY APPEARANCE:**

SCHEDULE PUBLIC HEARING: M) \_\_\_\_\_ S) \_\_\_\_\_ VOTE: A \_\_\_\_\_ N \_\_\_\_\_

GANN \_\_\_\_\_  
LUNDSTROM \_\_\_\_\_  
LOCEY \_\_\_\_\_  
TORPEY \_\_\_\_\_  
KANE \_\_\_\_\_

CARRIED: Y \_\_\_\_\_ N \_\_\_\_\_

PUBLIC HEARING: STATEMENT OF MAILING READ INTO MINUTES

VARIANCE APPROVED: M) 6 S) 10 VOTE: A 5 N 0.

GANN A  
LUNDSTROM A  
LOCEY A  
TORPEY A  
KANE A

CARRIED: Y  N \_\_\_\_\_.

Large empty rectangular box with horizontal lines, likely for additional notes or signatures.

TOWN OF NEW WINDSOR ZONING BOARD OF APPEALS

PUBLIC HEARING FOR: Carlos Gomez

DATE: May 22, 2006

SIGN-IN SHEET

NAME	ADDRESS	PHONE NUMBER
1.		
2.		
3.	<i>No Public Comment</i>	
4.		
5.		
6.		
7.		
8.		
9.		
10.		
11.		
12.		
13.		
14.		
15.		
16.		
17.		
18.		
19.		
20.		



PUBLIC HEARING NOTICE  
ZONING BOARD OF APPEALS  
TOWN OF NEW WINDSOR

PLEASE TAKE NOTICE that the Zoning Board of Appeals of the TOWN OF NEW WINDSOR, New York, will hold a Public Hearing on the following Proposition:

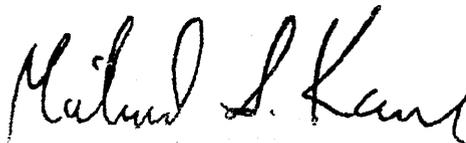
**Appeal No. 06-23**

**Request of CARLOS GOMEZ**

**for a VARIANCE of the Zoning Local Law to Permit:**

**Request for 33 ft. Rear Yard Setback for proposed attached rear deck at 8  
Cresthaven Dr. in an R-4 Zone (39-3-5)**

**PUBLIC HEARING will take place on MAY 22, 2006  
at the New Windsor Town Hall, 555 Union Avenue, New Windsor, New York  
beginning at 7:30 P.M.**



---

**Michael Kane, Chairman**

P.O. # 44795  
IN 5/5/06  
Gomez



1763

# Town of New Windsor

555 Union Avenue  
New Windsor, New York 12553  
Telephone: (845) 563-4631  
Fax: (845) 563-3101

## Assessors Office

April 28, 2006

Carlos Gomez  
8 Cresthaven Drive  
New Windsor, NY 12553

Re: 39-3-5

ZBA#: 06-23 (82)

Dear Mr. Gomez:

According to our records, the attached list of property owners are within five hundred (500) feet of the above referenced property.

The charge for this service is \$105.00, minus your deposit of \$25.00.

Please remit the balance of \$80.00 to the Town Clerk's Office.

Sincerely,

J. Todd Wiley, IAO  
Sole Assessor

JTW/tmp  
Attachments

CC: Myra Mason, Zoning Board

38-3-9  
Pennsylvania Lines, LLC  
ATT: Norfolk Southern Railway  
110 Franklin Rd SE  
Roanoke, VA 24042

39-1-9  
Alicia Franqui  
61 Harth Drive  
New Windsor, NY 12553

38-3-15  
Mary Johnson  
35 Harth Drive  
New Windsor, NY 12553

38-3-18  
Neal & Kendel Faubert  
29 Harth Drive  
New Windsor, NY 12553

39-2-10  
Thomas & Arlene Olszewski  
60 Harth Drive  
New Windsor, NY 12553

39-3-3  
Michael & Tammy Phipps  
Cele Cimorelli  
4 Cresthaven Drive  
New Windsor, NY 12553

39-3-22  
Salvatore Vecchio  
17 Valewood Drive  
New Windsor, NY 12553

39-4-10  
Heriberto Velez  
Norma Rodriguez  
18 Valewood Drive  
New Windsor, NY 12553

39-1-3  
Doris & James Greenwood, Jr.  
49 Harth Drive  
New Windsor, NY 12553

39-1-6  
Carmine Arrucci  
Karen Tobin  
55 Harth Drive  
New Windsor, NY 12553

24-5-40  
John & Joyce Gibbons  
255 Garden Street  
New Windsor, NY 12553

39-1-10  
Kathleen McDonald  
63 Harth Drive  
New Windsor, NY 12553

38-3-16  
Kenneth & Marion Palmer  
33 Harth Drive  
New Windsor, NY 12553

38-3-19  
Charles & Doris Rogers  
27 Harth Drive  
New Windsor, NY 12553

39-2-16  
Barbara Moore  
Marjorie Rice  
361 Knob Hill Blvd  
Boca Raton, FL 33431

39-3-9  
Susan Kelly  
16 Cresthaven Drive  
New Windsor, NY 12553

39-3-23  
William & Eleanora Hightower  
15 Valewood Drive  
New Windsor, NY 12553

39-1-1  
Michael & Laura Canausa  
45 Harth Drive  
New Windsor, NY 12553

39-1-4  
Kevin Corbett  
51 Harth Drive  
New Windsor, NY 12553

39-1-7  
Francis & Margo Bedetti  
57 Harth Drive  
New Windsor, NY 12553

24-5-41  
Charles & Patricia Favoino  
257 Garden Street  
New Windsor, NY 12553

38-3-14  
John Corbett  
37 Harth Drive  
New Windsor, NY 12553

38-3-17  
Francisco Mojica  
31 Harth Drive  
New Windsor, NY 12553

39-2-9  
Lawrence & Mary McGuire  
58 Harth Drive  
New Windsor, NY 12553

39-2-17  
William King  
17 Cresthaven Drive  
New Windsor, NY 12553

39-3-10  
Doris Bennett  
18 Cresthaven Drive  
New Windsor, NY 12553

39-4-9  
Dennis & Karin Guiney  
16 Valewood Drive  
New Windsor, NY 12553

39-1-2  
Earl & Mari Pat Barnes  
47 Harth Drive  
New Windsor, NY 12553

39-1-5  
Gregory & Karen VanDenBerg  
53 Harth Drive  
New Windsor, NY 12553

39-1-8  
Primitivo Rosado  
59 Harth Drive  
New Windsor, NY 12553

39-2-1  
Dennis & Laurie Hanrahan  
42 Harth Drive  
New Windsor, NY 12553

39-2-4  
David & Barbara Evans  
48 Harth Drive  
New Windsor, NY 12553

39-2-7  
Bethann & Edward Yano, Jr.  
54 Hath Drive  
New Windsor, NY 12553

39-2-19  
Brian & Eileen Doyle  
13 Cresthaven Drive  
New Windsor, NY 12553

39-2-22  
Paul & Lois Gagliardi  
7 Cresthaven Drive  
New Windsor, NY 12553

39-2-25  
Michael & Carolyn Stechishin  
1 Cresthaven Drive  
New Windsor, NY 12553

39-3-1  
Marc & Marise Bernardin  
36 Harth Drive  
New Windsor, NY 12553

39-4-26  
Matthew Satenberg  
Jacqueline Betz  
14 Birchwood Drive  
New Windsor, NY 12553

39-3-8  
Bennett Irr. Trust  
14 Cresthaven Drive  
New Windsor, NY 12553

39-3-26  
Dawn Olszewski  
9 Valewood Drive  
New Windsor, NY 12553

39-2-2  
Lucy Damone  
44 Harth Drive  
New Windsor, NY 12553

39-2-5  
Leroy & Lorraine Langer  
50 Harth Drive  
New Windsor, NY 12553

39-2-8  
Philip & Linda Schulman  
56 Harth Drive  
New Windsor, NY 12553

39-2-20  
Harold Johnson, Jr.  
11 Cresthaven Drive  
New Windsor, NY 12553

39-2-23  
Stephanie & Joseph Leechow, Jr.  
5 Cresthaven Drive  
New Windsor, NY 12553

39-2-26  
Kevin & Evelyn Woods  
38 Harth Drive  
New Windsor, NY 12553

39-3-2  
Kasem & Kom-Kuy Chalermvong  
2 Cresthaven Drive  
New Windsor, NY 12553

39-3-6  
Leonard & Carolyn Mortimer  
10 Cresthaven Drive  
New Windsor, NY 12553

39-3-24  
Christopher Sweeney  
13 Valewood Drive  
New Windsor, NY 12553

39-3-27  
Christopher & Danielle Mummery  
7 Valewood Drive  
New Windsor, NY 12553

39-2-3  
Joseph & Anna Lucera  
46 Harth Drive  
New Windsor, NY 12553

39-2-6  
Christopher & Kathleen Kelly  
52 Harth Drive  
New Windsor, NY 12553

39-2-18  
John & Eileen Sweeney  
15 Cresthaven Drive  
New Windsor, NY 12553

39-2-21  
Kenneth & Maureen Smith  
9 Cresthaven Drive  
New Windsor, NY 12553

39-2-24  
Thomas Gayton, Sr.  
3 Cresthaven Drive  
New Windsor, NY 12553

39-2-27  
Paul & Dorothy Suto  
40 Harth Drive  
New Windsor, NY 12553

39-3-4  
Joseph Gatt  
6 Cresthaven Drive  
New Windsor, NY 12553

39-3-7  
Anthony Whyte  
Juliet White  
12 Cresthaven Drive  
New Windsor, NY 12553

39-3-25  
Kenneth & Rosalie Parker  
11 Valewood Drive  
New Windsor, NY 12553

39-3-28  
David & Grace DeGross  
5 Valewood Drive  
New Windsor, NY 12553

39-3-29  
Thomas & Elena Sears  
3 Valewood Drive  
New Windsor, NY 12553

39-4-1  
Harold & Karole Green  
32 Harth Drive  
New Windsor, NY 12553

39-4-4  
Rosemary Coyle  
6 Valewood Drive  
New Windsor, NY 12553

39-4-7  
Richard & Angela Collery  
12 Valewood Drive  
New Windsor, NY 12553

39-4-28  
Deborah Brand  
Michael Musante  
10 Birchwood Drive  
New Windsor, NY 12553

39-4-31  
Eleanor Harris  
4 Birchwood Drive  
New Windsor, NY 12553

39-5-2  
Jonah & Farrell Eisenberg  
3 Birchwood Drive  
New Windsor, NY 12553

39-5-3  
Janet Puglia  
5 Birchwood Drive  
New Windsor, NY 12553

39-3-30  
Dawn Launzinger  
1 Valewood Drive  
New Windsor, NY 12553

39-4-2  
Carl & Elizabeth Seagreen  
2 Valewood Drive  
New Windsor, NY 12553

39-4-5  
Louis & Marion Randall  
8 Valewood Drive  
New Windsor, NY 12553

39-4-8  
Michael & Janice Suchowiecki  
14 Valewood Drive  
New Windsor, NY 12553

39-4-29  
Lucille Coleman  
8 Birchwood Drive  
New Windsor, NY 12553

39-4-32  
Harriet Odell  
2 Birchwood Drive  
New Windsor, NY 12553

39-4-35  
James DeZago  
28 Harth Drive  
New Windsor, NY 12553

39-3-31  
George Meyers, IV  
34 Harth Drive  
New Windsor, NY 12553

39-4-3  
Roy & Dolores Dewitt  
4 Valewood Drive  
New Windsor, NY 12553

39-4-6  
Phyllis Scherf  
10 Valewood Drive  
New Windsor, NY 12553

39-4-27  
Mary Ann Weisner  
3 Heather Lane  
Walkkill, NY 12589

39-4-30  
John & Eunice McKee  
6 Birchwood Drive  
New Windsor, NY 12553

39-5-1  
Eric & Celine Maxwell  
1 Birchwood Drive  
New Windsor, NY 12553

39-4-36  
Carl & Hazel Pavlik  
30 Harth Drive  
New Windsor, NY 12553



# Town of New Windsor

555 Union Avenue  
New Windsor, New York 12553  
Telephone: (845) 563-4615  
Fax: (845) 563-4689

## ZONING BOARD OF APPEALS

May 18, 2006

Carlos Gomez  
8 Cresthaven Dr.  
New Windsor, NY 12553

SUBJECT: REQUEST FOR VARIANCE #06-23

Dear Mr. Gomez:

This is just to let you know your Notices for Public Hearing were mailed out and the notice was also sent to The Sentinel Newspaper for publication. **PLEASE NOTE: The charge for publication in the Sentinel will be deducted from your escrow that was posted with your application papers.**

Your Public Hearing before the Zoning Board of Appeals for your requested variance at:

8 Cresthaven Drive  
New Windsor, NY

is scheduled for the May 22, 2006 agenda.

This meeting starts at 7:30 p.m. and is held in the Town Meeting Room at Town Hall. If you have any questions or concerns in this matter, please feel free to contact me.

Very truly yours,

---

Myra Mason, Secretary  
Zoning Board of Appeals

MLM:mlm

**TOWN OF NEW WINDSOR**  
**ZONING BOARD OF APPEALS**  
**RECEIPT OF ESCROW RECEIVED:**

DATE RECEIVED: 04-20-2006

FOR: ESCROW 06-23

FROM:

**Carlos Gomez**  
**8 Cresthaven Dr.**  
**New Windsor, NY 12553**

CHECK FROM:

SAME

CHECK NUMBER: 4474

TELEPHONE: 562-1109

AMOUNT: 300.00

RECEIVED AT COMPTROLLER'S OFFICE BY:

  
\_\_\_\_\_  
NAME

4-21-06  
DATE

PLEASE RETURN ONE SIGNED COPY TO MYRA FOR FILING

THANK YOU

**Town of New Windsor**  
555 Union Avenue  
New Windsor, NY 12553  
(845) 563-4611

**RECEIPT**  
**#323-2006**

04/21/2006

Gomez, Carlos  
8 Cresthaven Drive  
New Windsor, NY 12553

Received \$ 50.00 for Zoning Board Fees, on 04/21/2006. Thank you for  
stopping by the Town Clerk's office.

As always, it is our pleasure to serve you.

**Deborah Green**  
Town Clerk

ZBA 06-26





# Town of New Windsor

555 Union Avenue  
New Windsor, New York 12553  
Telephone: (845) 563-4615  
Fax: (845) 563-4689

## ZONING BOARD OF APPEALS

April 21, 2006

Carlos Gomez  
8 Cresthaven Dr.  
New Windsor, NY 12553

SUBJECT: REQUEST FOR VARIANCE #06-23

Dear Mr. Gomez:

This letter is to inform you that you have been placed on the April 24<sup>th</sup>, 2006 agenda for the Zoning Board of Appeals to discuss your request for a variance at:

8 Cresthaven Drive  
New Windsor, NY

This meeting starts at 7:30 p.m. and is held in the Town Meeting Room at Town Hall. If you have a problem with this time and/or date, please contact me at the above number and we will reschedule your appearance. If you have any further questions, please feel free to contact me.

Very truly yours,

---

Myra Mason, Secretary  
Zoning Board of Appeals

MLM:mlm

CHECKED BY MYRA: OK 4/20/06

**TOWN OF NEW WINDSOR**  
**REQUEST FOR NOTIFICATION LIST**

DATE: 04-20-2006 PROJECT NUMBER: ZBA# 06-23 P.B. # \_\_\_\_\_

APPLICANT NAME: CARLOS GOMEZ

PERSON TO NOTIFY TO PICK UP LIST:

Carlos Gomez  
8 Cresthaven Dr.  
New Windsor, NY 12553

TELEPHONE: 562-1109

TAX MAP NUMBER: SEC. 39 B LOCK 3 LOT 5  
SEC. \_\_\_\_\_ BLOCK \_\_\_\_\_ LOT \_\_\_\_\_  
SEC. \_\_\_\_\_ B LOCK \_\_\_\_\_ LOT \_\_\_\_\_

PROPERTY LOCATION: 8 CRESTHAVEN DRIVE  
NEW WINDSO

LIST OF PROPERTY OWNERS WITHIN 500 FT. FOR SITE PLANS/SUBDIVISION \_\_\_\_\_  
(IS NOT PREPARED ON LABELS)



THIS LIST IS BEING REQUESTED BY:

NEW WINDSOR PLANNING BOARD: \_\_\_\_\_

SITE PLAN OR SUBDIVISION: (ABUTTING AND ACROSS ANY STREET) \_\_\_\_\_

SPECIAL PERMIT ONLY: (ANYONE WITHIN 500 FEET) \_\_\_\_\_

AGRICULTURAL DISTRICT:  
(ANYONE WITHIN THE AG DISTRICT WHICH IS WITHIN 500'  
OF SITE PLAN OR SUBDIVISION PROJECT) \_\_\_\_\_



NEW WINDSOR ZONING BOARD XXX

LIST WILL CONSIST OF ALL PROPERTY WITHIN 500 FEET OF PROJECT XXX



AMOUNT OF DEPOSIT: 25.00 CHECK NUMBER: 4476

TOTAL CHARGES: \_\_\_\_\_



**TOWN OF NEW WINDSOR  
ZONING BOARD OF APPEALS**



**APPLICATION FOR VARIANCE**

Apr. 10, 2006  
Date

Application Type: Use Variance  Area Variance   
Sign Variance  Interpretation

I. **Owner Information:** Phone Number: (845) 562-1109  
Carlos R. Gomez Fax Number: ( )  
(Name)  
8 CREST HAVEN DR. New Windsor, N.Y. 12553  
(Address)

II. **Applicant:** Phone Number: ( ) SAME  
Carlos R. Gomez Fax Number: ( )  
(Name)  
SAME AS ABOVE  
(Address)

III. **Forwarding Address, if any, for return of escrow:** Phone Number: ( )  
Fax Number: ( )  
(Name)  
(Address)

IV. **Contractor/Engineer/Architect/Surveyor/:** Phone Number ( )  
Fax Number: ( )  
(Name)  
(Address)

V. **Property Information:**  
Zone: R-4 Property Address in Question: 8 CREST HAVEN DR, New Windsor N.Y.  
Lot Size: 80' x 110' Tax Map Number: Section 39 Block 3 Lot 5  
a. What other zones lie within 500 feet? NONE  
b. Is pending sale or lease subject to ZBA approval of this Application? NO  
c. When was property purchased by present owner? Nov. 15, 1976  
d. Has property been subdivided previously? NO If so, When:  
e. Has an Order to Remedy Violation been issued against the property by the Building/Zoning/Fire Inspector? NO  
f. Is there any outside storage at the property now or is any proposed? NO

\*\*\*\*PLEASE NOTE:\*\*\*\*\*

**THIS APPLICATION, IF NOT FINALIZED, EXPIRES ONE YEAR FROM THE DATE OF SUBMITTAL.**

**TOWN OF NEW WINDSOR  
ZONING BOARD OF APPEALS**

**APPLICATION FOR VARIANCE - continued**

**VIII. AREA VARIANCE: (This information will be on your Building Department Denial form you receive)**

Area Variance requested from New Windsor Zoning Local Law,

	<u>Requirements</u>	<u>Proposed or Available</u>	<u>Variance Request</u>
Min. Lot Area			
Min. Lot Width			
Reqd. Front Yd.			
Reqd. Side Yd.			
Reqd. Rear Yd.	50'	17'	33'
Reqd. St Front*			
Max. Bldg. Hgt.			
Min. Floor Area*			
Dev. Coverage*			
Floor Area Ration**			
Parking Area			

\*Residential Districts Only

\*\*Non-Residential Districts Only

**PLEASE NOTE:  
THIS APPLICATION, IF NOT FINALIZED, EXPIRES ONE YEAR FROM THE DATE OF  
SUBMITTAL.**

**TOWN OF NEW WINDSOR  
ZONING BOARD OF APPEALS**

**APPLICATION FOR VARIANCE - continued**

- IX. In making its determination, the ZBA shall take into consideration, among other aspects, the benefit to the applicant if the variance is granted as weighed against the detriment to the health, safety and welfare of the neighborhood or community by such grant. Also, whether an undesirable change will be produced in the character of the neighborhood or a detriment to nearby properties will be created by the granting of the area variance; (2) whether the benefit sought by the applicant can be achieved by some other method feasible for the applicant to pursue other than an area variance; (3) whether the requested area variance is substantial; (4) whether the proposed variance will have an adverse effect or impact on the physical or environmental conditions in the neighborhood or district; and (5) whether the alleged difficulty was self-created.

After reading the above paragraph, please describe why you believe the ZBA should grant your application for an Area Variance:

*I Believe that by granting me this variance, it will not only be a positive as a home improvement but also enhances the property value without having an adverse effect on my neighbors or neighborhood.*

**PLEASE NOTE:**

**THIS APPLICATION, IF NOT FINALIZED, EXPIRES ONE YEAR FROM THE DATE OF SUBMITTAL.**

**XII. ADDITIONAL COMMENTS:**

- (a) Describe any conditions or safeguards you offer to ensure that the quality of the zone and neighboring zones is maintained or upgraded and that the intent and spirit of the New Windsor Zoning Local Law is fostered. (Trees, landscaped, curbs, lighting, paving, fencing, screening, sign limitations, utilities, drainage.)
- 
- 

**XIII. ATTACHMENTS REQUIRED:**

- Copy of contract of sale, lease or franchise agreement. Copy of deed and title policy.
- Copy of site plan or survey (if available) showing the size and location of the lot, buildings, facilities, utilities, access drives, parking areas, trees, landscaping, fencing, screening, signs, curbs, paving and streets within 200 ft. of the lot in question.
- Copies of signs with dimensions and location.
- Three checks: (each payable to the TOWN OF NEW WINDSOR)
- One in the amount of \$ 300.00 or 500.00 (escrow)
- One in the amount of \$ 50.00 or 150.00 (application fee)
- One in the amount of \$ 25.00 (Public Hearing List Deposit)
- Photographs of area that variances is being requested for showing relationship to property lines (5 or 6) from several angles. **(IF SUBMITTING DIGITAL PHOTOS PRINTED FROM COMPUTER - PLEASE SUBMIT FOUR (4) SETS OF THE PHOTOS.)**

**XIV. AFFIDAVIT.**

STATE OF NEW YORK

) SS.:

COUNTY OF ORANGE )

The undersigned applicant, being duly sworn, deposes and states that the information, statements and representations contained in this application are true and accurate to the best of his/her knowledge or to the best of his/her information and belief. The applicant further understands and agrees that the Zoning Board of Appeals may take action to rescind any variance granted if the conditions or situation presented herein are materially changed.

Sworn to before me this:

10 day of Apr. 20 06.

Charles R. Porter  
Owner's Signature (Notarized)

Charles R. Porter  
Owner's Name (Please Print)

Deborah Green  
Signature and Stamp of Notary

DEBORAH GREEN  
Notary Public, State of New York  
Qualified in Orange County # 4984065  
Applicant's Signature (If not Owner)  
Commission Expires July 15, 2007

**PLEASE NOTE:**

**THIS APPLICATION, IF NOT FINALIZED, EXPIRES ONE YEAR FROM THE DATE OF SUBMITTAL.**



# TOWN OF NEW WINDSOR

555 UNION AVENUE  
NEW WINDSOR, NY 12553  
(845) 563-4615 (MYRA MASON)



## ZONING BOARD PROCEDURES

PLEASE READ AND COMPLETE THE ATTACHED APPLICATION FORMS WHERE IT APPLIES TO YOUR SITUATION (LOOK FOR HIGHLIGHT IN BOX IN LOWER RIGHT CORNER OF EACH PAGE) AND RETURN TO MYRA MASON (845-563-4615) AT THE ZONING BOARD OFFICE (LOCATED IN THE PLANNING BOARD & ENGINEERING OFFICE IN TOWN HALL) WITH THREE CHECKS MADE PAYABLE TO "THE TOWN OF NEW WINDSOR" AS FOLLOWS:

**RESIDENTIAL: (Three Separate Checks Please)**

APPLICATION FEE:	\$ 50.00
* <b>ESCROW</b> :	\$300.00
** <b>DEPOSIT</b> FOR PUBLIC HEARING LIST:	\$ 25.00

**MULTI-FAMILY: (Three Separate Checks Please)**

APPLICATION FEE:	\$150.00
* <b>ESCROW</b> :	\$500.00
** <b>DEPOSIT</b> FOR PUBLIC HEARING LIST:	\$ 25.00

**COMMERCIAL: (Three Separate Checks Please)**

APPLICATION FEE:	\$150.00
* <b>ESCROW</b> :	\$500.00
** <b>DEPOSIT</b> FOR PUBLIC HEARING LIST:	\$ 25.00

**INTERPRETATION: (Three Separate Checks Please)**

APPLICATION FEE:	\$150.00
* <b>ESCROW</b> :	\$500.00
** <b>DEPOSIT</b> FOR PUBLIC HEARING LIST:	\$ 25.00

UPON RECEIPT OF ALL APPLICABLE PAPERWORK AND CHECKS, YOU WILL BE SCHEDULED FOR THE NEXT AVAILABLE AGENDA FOR YOUR "PRELIMINARY MEETING". YOU DO NOT NEED YOUR PUBLIC HEARING LIST OR ENVELOPES FOR THIS FIRST MEETING.

\*

**ESCROW**

IS TO COVER OUTSIDE PROFESSIONAL FEES SUCH AS ZBA ATTORNEY FEE, MINUTES OF YOUR PORTION OF THE MEETING, LEGAL ADS, ETC. THE BALANCE WILL BE RETURNED TO YOU UPON CLOSING FILE.

\*\*

LIST OF PROPERTY OWNERS WITHIN 500 FT. RADIUS OF PROPERTY IN QUESTION:

APPROXIMATE COST FOR PUBLIC HEARING LIST:

1-10 NAMES	25.00
11-20 NAMES	35.00
21-30 NAMES	45.00
31-40 NAMES	55.00
41-50 NAMES	65.00
51-60 NAMES	75.00
61-70 NAMES	85.00
71-80 NAMES	95.00
81-90 NAMES	105.00
91-100 NAMES	115.00

ANYTHING OVER 100 NAMES IS \$1.00 EA. ADDITIONAL NAME

## **PUBLIC HEARING LIST OF PROPERTY OWNERS**

1. UPON RECEIPT OF ALL APPLICABLE CHECKS AND PAPERWORK, YOUR APPLICATION WILL BE PROCESSED AND YOUR \$25.00 DEPOSIT WILL BE SENT TO THE ASSESSOR'S OFFICE TO ORDER YOUR LIST OF PROPERTY OWNERS WITHIN 500 FEET. **(NOTE: YOU DO NOT NEED THIS LIST OR THE ENVELOPES FOR YOUR FIRST (PRELIMINARY) MEETING. Please do not call the Assessor's Office looking for your list - they will contact you when it is ready or if necessary, call Myra at 845-563-4615.**
2. WHEN THE ASSESSOR'S OFFICE NOTIFIES YOU THAT YOUR PUBLIC HEARING LIST IS READY, YOU MUST COME IN AND PAY THE BALANCE DUE FOR THE LIST. (THE LIST WILL BE PREPARED ON LABELS FOR YOUR CONVENIENCE).
3. PREPARE AN ENVELOPE (self-sealing envelopes are much appreciated) FOR EACH LABEL WITH YOUR RETURN ADDRESS AND A REGULAR \$.39 STAMP. BRING THE PREPARED ENVELOPES AND A COPY OF THE LIST TO THE ZONING BOARD SECRETARY FOR MAILING. YOUR PUBLIC HEARING DATE WILL BE SCHEDULED AT THIS TIME.

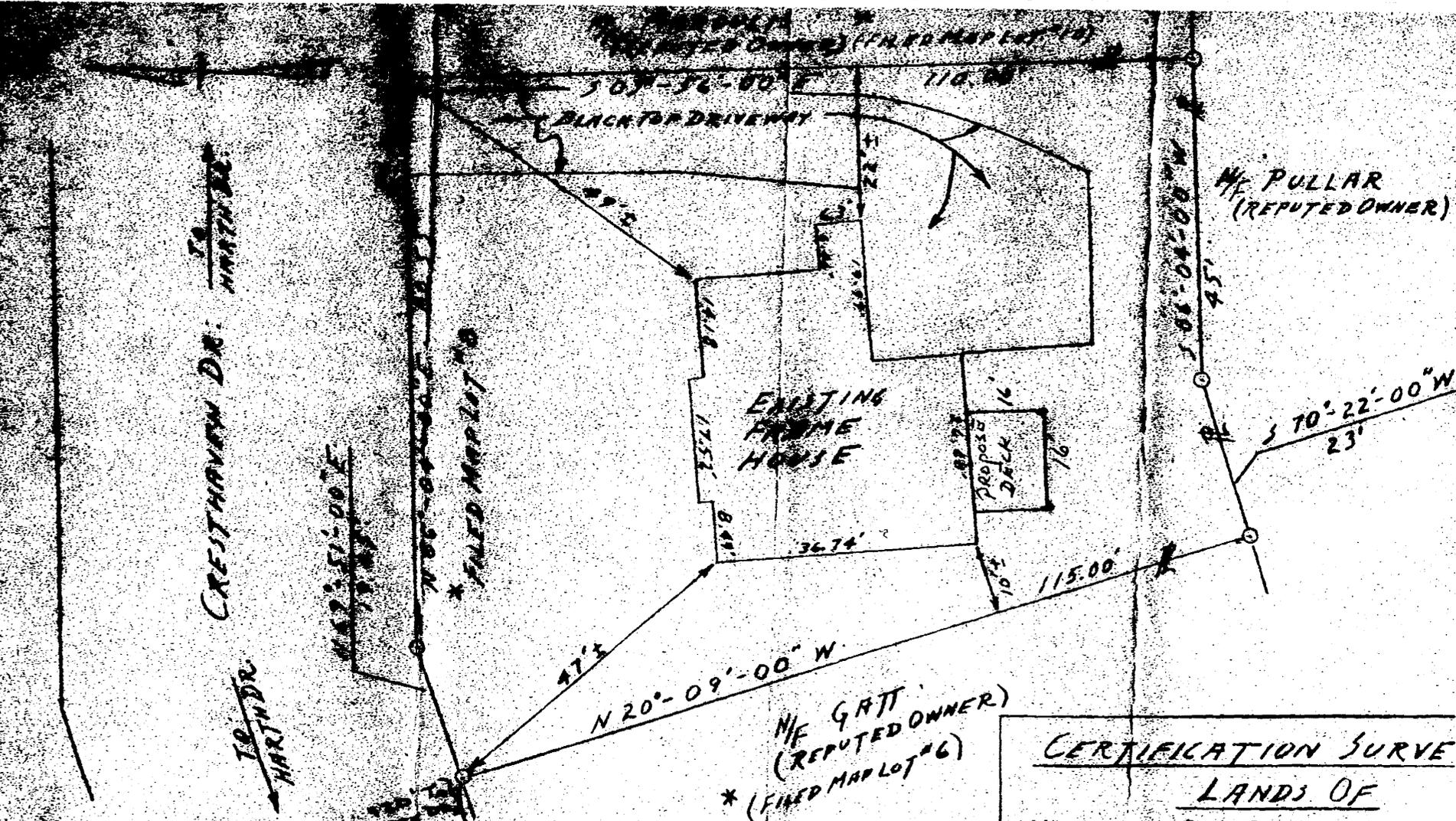
### **NOTE:**

**IF IT IS EASIER FOR YOU, YOU CAN BRING THE ENVELOPES WITH YOU WHEN YOU PICK UP AND PAY FOR YOUR LIST. YOU CAN PUT THE LABELS ON AT THAT TIME AND BRING THEM TO THE ZBA OFFICE FOR COMPLETION.**

### **NOTE:**

THE ZBA MEETS ON THE 2<sup>ND</sup> AND 4<sup>TH</sup> MONDAY OF EACH MONTH UNLESS A HOLIDAY FALLS ON THAT DATE.

CARLOS R. GOMEZ - 8 CREST HAVEN DR.

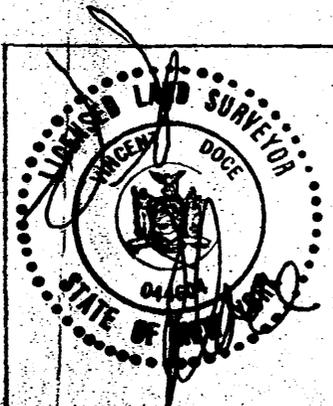


I HEREBY CERTIFY TO CARLOS R. VIRGENMINA GOMEZ AND NEWBURGH SAVING BANK, THAT THE MAP SHOWN ABOVE IS PREPARED FROM A SURVEY DONE BY ME AND THAT THE INFORMATION SHOWN HEREON IS TRUE AND CORRECT AS STATED.

\* MAP OF PLOT H, WILLOW ACRES DEVELOPMENT, SEADONMAKER BROTHERS, TOWN OF NEW WINDSOR, ORANGE CO., NEW YORK, MADE APRIL 1962, BY NIAL SHERWOOD, G.E. FILED OCTOBER 24, 1962, AS MAP NO. 1969, ORANGE COUNTY CLERK'S OFFICE.

M/E GATT  
(REPUTED OWNER)  
\* (FILED MAP LOT #6)

M/E PULLAR  
(REPUTED OWNER)



CERTIFICATION SURVEY  
LANDS OF  
NICHOLAS J. & PATRICIA H. F  
8 CRESTHAVEN DR. TN OF NE  
ORANGE CO. New  
PREPARED BY:  
VINCENT J. DOCE  
P.L.S. 044604  
DARAN PARK, NEWBURGH, N.Y.  
BY: W.J. BERGSTROM, SR  
DATE: 10/2/76 SCALE:  
REVISED: