

ZB# 01-06

Jacqueline O'Malley

55-1-33.223

Prelim.

March 12, 2001

Board found that
residence is
single-family
residence &
not two-family.
No action.

#01-06- O'Malley, Jacqueline

Use - 55-1-33.223

APPLICATION FEE (DUE AT TIME OF FILING OF APPLICATION)

APPLICANT: O'Malley

FILE# _____

RESIDENTIAL: \$50.00
INTERPRETATION: \$150.00

COMMERCIAL: \$150.00

AREA _____

USE _____

APPLICATION FOR VARIANCE FEE \$ _____

* * *

ESCROW DEPOSIT FOR CONSULTANT FEES \$ _____

DISBURSEMENTS:

STENOGRAPHER CHARGES: \$4.50 PER PAGE

PRELIMINARY MEETING-PER PAGE \$ _____
2ND PRELIMINARY- PER PAGE \$ _____
3RD PRELIMINARY- PER PAGE \$ _____
PUBLIC HEARING - PER PAGE \$ _____
PUBLIC HEARING (CONT'D) PER PAGE \$ _____

TOTAL \$ _____

ATTORNEY'S FEES: \$35.00 PER MEEETING

PRELIM. MEETING: \$ _____
2ND PRELIM. \$ _____
3RD PRELIM. \$ _____
PUBLIC HEARING. \$ _____
PUBLIC HEARING (CONT'D) \$ _____

TOTAL \$ _____

MISC. CHARGES:

..... \$ _____
TOTAL \$ _____

LESS ESCROW DEPOSIT \$ _____
(ADDL. CHARGES DUE) \$ _____
REFUND DUE TO APPLICANT .. \$ _____

O'MALLEY, JACQUELINE

MR. NUGENT: Request for use variance with the addition of 2nd kitchen thereby creating a two-family residence in an R-1 zone.

Ms. Jacqueline O'Malley appeared before the board for this proposal.

MS. O'MALLEY: Good evening, yes, I'm actually here to correct a classification, which is that is not, it's not a two family, but a one family and I had submitted this was the unit, I'm selling the house and need to correct that for those purposes and I brought in some pictures of the house and we added a room for the deck and that's why I guess the assessor came out and changed the classification of which I personally didn't realize the change status since I get my taxes paid by the bank and don't get the receipt until two months later.

MR. NUGENT: Is there one electric meter?

MS. O'MALLEY: Yes.

MR. NUGENT: Do you have gas?

MS. O'MALLEY: I have oil but I have propane gas.

MR. NUGENT: You don't have a gas meter?

MS. O'MALLEY: No.

MR. NUGENT: Only had one electrical unit?

MS. O'MALLEY: Yes, you can see it on the pictures, too.

MR. TORLEY: So actually you're trying to establish that this is in fact a one-family house and happens to have two kitchens?

MS. O'MALLEY: No, it's just this is the unit now it's a, it's one of those little--

MR. TORLEY: Deck bar wet sink, so basically, it's not a kitchen but a wet sink for entertainment purposes?

MS. O'MALLEY: Yeah, it's one unit and it's got a little refrigerator and half sink and the two burners and the top.

MR. REIS: No intention to use it as a second family today, tomorrow or in the future?

MS. O'MALLEY: No.

MR. TORLEY: I drive by the house all the time. So we have a house that happens to have an entertainment type cooking unit, almost like if it had been outdoors, it might have been a grill.

MS. O'MALLEY: Right.

MR. TORLEY: And one meter oil fired heat and propane gas tanks for cooking purposes?

MS. O'MALLEY: Right, this is right off the family room.

MR. TORLEY: It's to all appearances this is a truly in fact a one family home?

MR. NUGENT: To be sold?

MS. O'MALLEY: As a one family home, that's correct.

MR. TORLEY: Take a motion?

MR. NUGENT: Yes.

MR. TORLEY: I move that we find that the data demonstrates that Jacqueline O'Malley's residence is a single family home, simply entertainment accouterments on it.

MR. REIS: And we're creating an interpretation here.

MR. NUGENT: Right.

March 12, 2001

6

MR. TORLEY: Not formally an interpretation, it hasn't risen to the level of interpretation.

MR. REIS: Second it.

ROLL CALL

MR. REIS	AYE
MR. TORLEY	AYE
MR. NUGENT	AYE

MR. BABCOCK: This will, paperwork will take some time, but we have that and we'll just put a copy of these minutes in the file so this way, everything is done.

MS. O'MALLEY: I'm closing on the house on the 23rd.

MR. BABCOCK: That's no problem, we can continue tomorrow.

MS. O'MALLEY: So I should call you?

MR. BABCOCK: Whoever you're dealing with, you're dealing with Jennifer, just give her a call. I'll give her the paperwork and she'll keep it moving.

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

Prelim.
March 12, 2001
#01-06-

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: 3/7/01

APPLICANT: Jacqueline O'Malley
532 Beattie Road
Rock Tavern, NY 12575

COPY

PLEASE TAKE NOTICE THAT YOUR APPLICATION DATE:

FOR : Proposed 2nd Kitchen

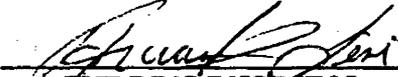
LOCATED AT: 532 Beattie Road

ZONE: R-1 Sec/ Blk/ Lot: 55-1-33.223

DESCRIPTION OF EXISTING SITE: Existing one family house (1977)

IS DISAPPROVED ON THE FOLLOWING GROUNDS:

1. Addition of 2nd kitchen will create a two family house, which is not permitted in an R-1 one family zone.


BUILDING INSPECTOR

PERMITTED One Family only

**PROPOSED OR
AVAILABLE:**

**VARIANCE
REQUEST:**

ZONE: R-1 USE: A-5

MIN LOT AREA:

MIN LOT WIDTH:

REQ'D FRONT YD:

REQ'D SIDE YD:

REQ'D TOTAL SIDE TD:

REQ'D REAR YD:

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 one of these inspections it has not been approved and it is improper to continue beyond that point in the work. Any disapproved work must be reinspected after correction.

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 underslab 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 perc 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.

FOR OFFICE USE ONLY:

Building Permit #: 2001-130

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

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

Owner of Premises JACQUELINE N. O'MALLEY

Address 532 BEATTIE ROAD Phone (845) 294 24 36 work
ROCK TAVERN, NY 12575 496 6156 home

Mailing Address _____

Name of Architect _____

Address _____ Phone _____

Name of Contractor _____

Address _____ Phone _____

State 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 _____ side of BENTTIE RD
(N,S,E or W)
and _____ feet from the intersection of _____

2. Zone or use district in which premises are situated _____ Is property a flood zone? Y (N)

3. Tax Map Description: Section 55 Block 1 Lot 33.223

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

a. Existing use and occupancy one family b. Intended use and occupancy one family

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

6. Is this a corner lot? _____

Ex. portable
Kitchen

7. Dimensions of entire new construction. Frnt _____ Rear _____ Depth _____ Height _____ No. of stories _____

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

Number of bedrooms _____ Baths _____ Toilets _____ Heating Plant: Gas _____ Oil _____

Electric/Hot Air _____ Hot Water _____ If Garage, number of cars _____

PAID

chk # 328
50
paid 8

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

10. Estimated cost _____ Fee \$50.00

ZBA
Approval

IMPORTANT INSTRUCTIONS

**Important - Save for the local
electrical inspector's use.**

**FOR "COMPACT KITCHENS"
MODELS: K150**

Wood's

**W. C. WOOD COMPANY LIMITED
GUELPH, ONTARIO, CANADA N1H 6L9**

EB42,000

W534,000

SECTION 51

