

ZB# 74-11

Joseph Cimorelli

(no SBL given)

Cimorelli, Joseph 74-11 Variance (sideyard) Motel - Temple Hill Rd.

8/19/74- 74-11(a)

Public Hearing

July 15, 1974 - 8 p.m.

OCPD notified 8/10/74. OCPD notified on 7/10/74.

~~No fees paid.~~ + approved.

Notice to be published

on 7/5/74. ✓

~~No Fees Paid~~

8 p.m. 8/19/74 - 74-11 (a)

Public Hearing

OCPD notified 8/10/74.

Notice published

on 8/9/74.

Rec'd
9-12-74 10:00 A.M.
Town Clerk's Office
Jan

GENERAL RECEIPT

Town of New Windsor, N. Y.

No 2097

September 12, 1974

Received of Joseph Cimarelli \$ 25.00

Twenty five and no/100 Dollars

For Zoning Board Variance

DISTRIBUTION

FUND	CODE	AMOUNT

Deputy
TITLE
BY Janet Nelson

Adopted 12/20/65

APPLICATION FOR VARIANCE

Application No. 74-19
Date: _____

TO THE ZONING BOARD OF APPEALS OF THE TOWN OF NEW WINDSOR, NEW YORK

I (We) Joseph A. Currali of 103 KING WOOD GARDENS
(Street & Number)

New York HEREBY MAKE
(State)

APPLICATION FOR A VARIANCE:

A. Location of the Property TEMPLE HILL RD SOUTH OF AUTOMATIC BRAKE
(Street & Number) (Zone)

B. Provision of the Zoning Ordinance Applicable: (Indicate the article, section, sub-section and paragraph of the Zoning Ordinance applicable, by number. Do not quote the ordinance.) AH III SEC 48-14 C

C. NOTE: NECESSARY FINDINGS: Before any Variance is granted, the Zoning Board of Appeals must find all of the following conditions to be present:

1. Conditions and circumstances are unique to the applicant's land, structure or building and do not apply to the neighboring lands, structures or buildings in the same zone because: SIDE LINE VARIANCE 20' NORTH
10' SOUTH SIDE

ALSO HEIGHT VARIANCE OF 18'

2. Strict application of the provisions of this ordinance would deprive the applicant of a reasonable use of the land, structure or building in a manner equivalent to the use permitted to be made by other owners of their neighboring lands, structures or buildings in the same zone because: IT WOULD CAUSE A

HARDSHIP TO THE APPLICANT.

3. The unique conditions and circumstances are not the result of actions taken of the applicant subsequent to the adoption of the Ordinance because: LAND

VARIANCE WAS GRANTED TO BUILD MOTEL AND LAND
WAS PURCHASED. IT WAS MY OPION VARD REQUIRMENTS
WOULD BE THOSE SET FORTH IN THE GENERAL
BUSINESS ZONE SINCE THIS IS THE ZONE WHERE
MOTELS ARE PERMITTED

4. Relief, if approved, will not cause substantial detriment to the public good or impair the purposes and intent of this Ordinance because: UP GRADE

PROPERTY

5. Relief, if approved, will not constitute a grant of special privilege inconsistent with the limitations upon other properties in the zone because: VARIANCE

WAS GRANTED TO AUTOMOTIVE BRAKE, ALS TIRE SERVICE.

D. Describe in detail how the property is to be used and submit plans or sketches in duplicate.

AS A MOTEL AND RESTAURANT

E. Application to be accompanied by two checks, one payable to the Town of New Windsor in the amount decided by the Board and the second check payable to the Secretary for taking the public hearing minutes. Applications to be returned to: Secretary of ZBA.

F. NOTICE OF HEARING: Applicant agrees to send notice of any public hearing via registered or certified mail to all abutting land owners as required by Sec. 9.4.1. of the Ordinance.

G. If the property in question is located within a radius of 500 ft. of an adjoining municipality, the Board should be notified. Also, have your attorney check Sec. 239 I&M of the Gen. Municipal Law to see if it applies. If so, notify the Orange County Planning Board by sending them an application.

Dated: Aug 6, 1974

Joseph J. Curran
Signature of Applicant

STATE OF NEW YORK)
COUNTY OF ORANGE) SS.:

Sworn to on this 6th day of Aug, 19 74.

103 KINGS WOOD GARDENS
Address

Julia M. Tuckosh
(Notary Public) JULIA M. TUCKOSH
Notary Public, County of Orange
Reg. #36-9390700
Commission Expires 03-30-76

561 5281
Telephone Number

(DO NOT WRITE IN THIS SPACE)

Application No. _____
Date of Hearing _____
Date of Decision _____

Date Received _____
Notice Published _____

Approved

DECISION:

555 Union Avenue
New Windsor, N. Y.
August 20, 1974

Mr. Joseph J. Cimorelli
103 Kingswood Gardens
New Windsor, N. Y. 12550

RE: APPLICATION FOR VARIANCE - Motel
Temple Hill

Dear Mr. Cimorelli:

Kindly be advised that your application for variance
No. 11A has been approved as follows:

Resolved that the application of Joseph J. Cimorelli
for a variance of Article IV, Sec. 48-14C of the Zoning Laws
of the Town of New Windsor for a sideyard variance of 25 feet
on the northside of his property; sideyard variance of 10 feet
on the south side of his property and for a height variance of
6 ft., be and the same hereby is, granted.

Yours truly,

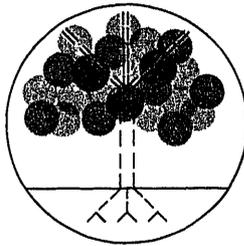
FRED WYGANT, Chairman
By: Patricia Delio, Secretary

/pd

cc: Howard Collett, Bldg. Inspector
Town of New Windsor

Joseph LoScalzo, Chairman of the Planning Board
Town of New Windsor

Department
of
Planning



County
of
Orange

Peter Garrison, AIP, Commissioner
Edwin J. Garling, AIP, Deputy Commissioner

The County Building
Goshen, New York 10924
(914) 294-5151

Louis V. Mills, County Executive

August 16, 1974

Mr. Fred Wygant, Jr., Chairman
Zoning Board of Appeals, Town of New Windsor
c/o Patricia Delio, Secretary
7 Franklin Avenue
New Windsor, New York 12550

Re: Area Variance-Cimorelli
County Road 59 (Temple Hill Road)

Dear Mr. Wygant:

Our office has again reviewed the application of Cimorelli for a variance, according to Section 239, 1 and m, Article 12-B of the General Municipal Law of the State of New York.

The Department of Planning has no objection to the application and it is hereby returned for local determination by your Board.

Very truly yours, -

Peter Garrison
Peter Garrison
Commissioner of Planning

hc
Enclosure

Reviewed by: Joel Shaw
Senior Planner

Public Hearing - 8 p.m. - Joseph Cimorelle'

Name:

Address:

Peter Catalano atty

Newburgh Bd. of Education

98 Grand St. Newburgh, NY

CARLOS SENEZ

TEMPLE HILL LAND OWNERS

RETAKE
OF
PREVIOUS
DOCUMENT

Public Hearing - 8 p.m. - Joseph Cimorelli

Name:

Address:

Peter C. Latsalos atty

Newburgh Bd of Education

98 Grand St. Newburgh, NY

CARLOS SENGIER

TEMPLE HILL LAND OWNERS

Public Hearing - 8 p.m. - 7/15/74 - Cimarelli

Spectators

<u>Name</u>	<u>Address</u>
Carlos Scherer	Balsam Lane Newburgh, N.Y.
Anthony J. Spoto	Union Ave Newburgh, N.Y.
Charles J. Smith	Helmes Hill Rd Washingtonville, N.Y.

Forge Hill Road
New Windsor, N. Y.
July 21, 1974

Howard Collett, Bldg. Inspector
Town of New Windsor
Town Hall - 555 Union Avenue
New Windsor, N. Y. 12550

RE: APPLICATION FOR VARIANCE - Joseph Cimorelli
Tony Del Olio

Dear Mr. Collett:

Kindly be advised that the above variance has been denied by the Zoning Board of Appeals. Kindly refer to the attached minutes.

Yours truly,

FRED WYGANT, Chairman

/pd

Enc.

cc: Joseph Cimorelli
Kingswood Gardens
New Windsor, N. Y. 12550

PUBLIC NOTICE OF HEARING BEFORE
THE ZONING BOARD OF APPEALS

PLEASE TAKE NOTICE that the Zoning Board of Appeals of the
Town of New Windsor, New York will hold a public hearing pursuant
to Section 48-33 A of the Zoning Ordinance on the following proposition:

Appeal No. 91

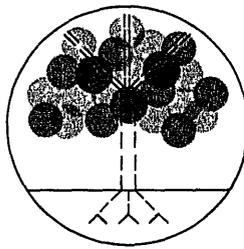
Request of JOSEPH J. CIMORELLI for a
Variance Conditional Use Permit of the regulations of
the Zoning Ordinance, to permit S
(describe proposal)

SIDE YD VARIANCE
being a Variance Conditional Use Permit of Article 4,
Section 4814 C, for property owned by him situated
as follows: PORTION OF LANDS FORMALLY
OWNED BY INFANTIE BRIS LOCATED
ON TEMPLE HILL RD

SAID HEARING will take place on the 15 day of JULY, 1974
at the New Windsor Town Hall, 555 Union Avenue, New Windsor, N. Y.
beginning at 8 o'clock P. M.

Fred Wygant
Chairman

Department
of
Planning



County
of
Orange

Peter Garrison, AIP, Commissioner
Edwin J. Garling, AIP, Deputy Commissioner

The County Building
Goshen, New York 10924
(914) 294-5151

Louis V. Mills, County Executive

July 15, 1974

Mr. Fred Wygant, Jr., Chairman
Town of New Windsor Zoning Board of Appeals
c/o Mrs. Patricia Delio, Secretary
7 Franklin Avenue
New Windsor, New York

Re: Area variance - Cimorelli
Temple Hill Road (County
Road 59)

Dear Mr. Wygant:

Our office has reviewed the application of Cimorelli for a variance, according to Section 239 1 and m, article 12-B of the General Municipal Law of the State of New York.

County approval is hereby granted.

Very truly yours,

Peter Garrison
Peter Garrison
Commissioner of Planning

hc
enc.

Reviewed by: Joel Shaw,
Senior Planner

Adopted 12/20/65

APPLICATION FOR VARIANCE

Application No. 74-11

Date: _____

TO THE ZONING BOARD OF APPEALS OF THE TOWN OF NEW WINDSOR, NEW YORK

I (We) Joseph J. Camorelli of 103 Kingwood Edns New Windsor
(Street & Number)
Toney Del, Ohio • N. Y. HEREBY MAKE
(State)

APPLICATION FOR A VARIANCE:

A. Location of the Property Temple Hill Road OL 1
(Street & Number) (Zone)

B. Provision of the Zoning Ordinance Applicable: (Indicate the article, section, sub-section and paragraph of the Zoning Ordinance applicable, by number. Do not quote the ordinance.) Art. IV - Sec. 48-74 C.

C. NOTE: NECESSARY FINDINGS: Before any Variance is granted, the Zoning Board of Appeals must find all of the following conditions to be present:

1. Conditions and circumstances are unique to the applicant's land, structure or building and do not apply to the neighboring lands, structures or buildings in the same zone because: Building is set back approx. 60ft from county road front
2. Strict application of the provisions of this ordinance would deprive the applicant of a reasonable use of the land, structure or building in a manner equivalent to the use permitted to be made by other owners of their neighboring lands, structures or buildings in the same zone because: General Industry allows 15ft set back
3. The unique conditions and circumstances are not the result of actions taken of the applicant subsequent to the adoption of the Ordinance because: Lot Width narrower than lot length. East side Central Hudson easment, Front yard Infante Woodworking.

4. Relief, if approved, will not cause substantial detriment to the public good or impair the purposes and intent of this Ordinance because: _____

Structure will upgrade present zone.

5. Relief, if approved, will not constitute a grant of special privilege inconsistent with the limitations upon other properties in the zone because: _____

General Industry variance permitted

D. Describe in detail how the property is to be used and submit plans or sketches in duplicate.

Motel use

E. Application to be accompanied by two checks, one payable to the Town of New Windsor in the amount decided by the Board and the second check payable to the Secretary for taking the public hearing minutes. Applications to be returned to: Secretary of ZBA.

F. NOTICE OF HEARING: Applicant agrees to send notice of any public hearing via registered or certified mail to all abutting land owners as required by Sec. 9.4.1. of the Ordinance.

G. If the property in question is located within a radius of 500 ft. of an adjoining municipality, the Board should be notified. Also, have your attorney check Sec. 239 I&M of the Gen. Municipal Law to see if it applies. If so, notify the Orange County Planning Board by sending them an application.

Dated: June 20, 1974

Joseph Pennelli
Signature of Applicant

STATE OF NEW YORK) SS.:
COUNTY OF ORANGE)

Sworn to on this 20th day of June, 1974. 103 KINF WOOD GARDENS,

Julia M. Tuckoak
(Notary Public)

JUL 1 1974
Notary Public
Reg. #36-9390700
Commission Expires 03-30-1976

Address
Telephone Number

(DO NOT WRITE IN THIS SPACE)

Application No. _____
Date of Hearing _____
Date of Decision _____

Denied

Date Received _____
Notice Published _____

DECISION:

555 Union Avenue
New Windsor, N. Y.
August 20, 1974

Doig, Cornell & Mandel
14 South Main Street
New City, New York 10956

Attn: Mr. Cornell

RE: APPLICATION FOR VARIANCE
Paradise Trailer Park - Lester Clark

Dear Mr. Cornell:

Kindly be advised that the above application for a variance has been granted as follows:

Resolved that the application of Lester A. Clark for a variance with respect to Article 27, Sections A-18, A-19 and A-20C of the Mobile Home Laws be and the same hereby is granted with the specific recommendation to the Planning Board of the Town of New Windsor that the specific plans for constructing the contemplated additional units be submitted to the Fire Prevention Bureau of the Town of New Windsor, having jurisdiction of the trailer park in question for approval prior to issuance of any building permits.

Yours truly,

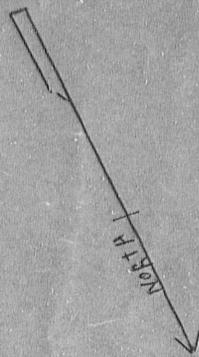
FRED WYGANT, Chairman
By: Patricia Melio, Secretary

/pd

cc: Lester A. Clark
1 Deerfield Lane
West Nyack, N. Y.

Howard Collett, Bldg. Inspector
Town of New Windsor

Joseph LoScalzo, Chairman of Planning Board
Town of New Windsor.



LANDS OF JAMES DRIDONE

523° 24' 40" W 199.67
PARKING AREA -

528° 33' 16" W 977.01"
CENTRAL HUDSON

GAS & ELECTRIC CORD LIBER 693 PAGE 333

1000 SIDE

PROPERTY OF INFANTIE

125' SIDE

52° 08' N 121° 34' 00" W 251.20
TO VALEGGATE

TOWN OF NEW WINDSOR
COUNTY OF ORANGE N.Y.
MAY 15-1973

30' RIGHT OF WAY
OWNED BY CIMORELLI

TEMPLE HILL ROAD

PROPERTY OF PHILIP
BYRON - ANTHONY
INFANTIE

LANDS OF STELLA
CHARLES E SMITH

PARKING AREA

NOTE
BUILDING

PARKING AREA

PARKING AREA

NO PARKING

210'

325'

46'

172'

300'

25'

TOWN OF NEW WINDSOR
LANDS