

ZONING BOARD OF APPEALS

NOTICE OF PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN, that the Zoning Board of Appeals of the Town of Lewisboro will hold a Public Hearing on Wednesday, September 26, 2018 at 7:30 P.M., at the Town of Lewisboro Offices, 79 Bouton Road, South Salem, New York 10590 regarding the following:

CAL. NO. 16-18-BZ

Application of Elizabeth Edwards Murray, 113 Upper Lake Shore Drive, Katonah, New York, for a variance of Article IV § 220-23E of the Zoning Ordinance in the matter of a proposed addition that is proposed to be located closer to the side property line (7.48' where 15' is required) and closer to the rear yard lot line (6.55' where 30' is required) in an R-1/2A, One-Half Acre Residential District.

The property is located on the southerly side of (#113) Upper Lake Shore Drive, designated on the Tax Map as Sheet 9A, Block 10791, Lots 76-79, in an R-1/2A, One-Half Acre Residential District consisting of approximately 0.29 acres.

Additional information regarding this application may be obtained from the Secretary to the Zoning Board of Appeals at Town of Lewisboro Offices, 79 Bouton Road, South Salem, New York 10590 during regular business hours. At such Hearing, all interested parties may attend and will be heard.

**Dated this 14th day of September, 2018
in South Salem, New York**

ZONING BOARD OF APPEALS

TOWN OF LEWISBORO

**By: ROBIN PRICE, JR.
CHAIRMAN**

The town of Lewisboro is committed to equal access for all citizens. Anyone needing accommodations to attend or participate in this meeting is encouraged to notify the Secretary to the Zoning Board of Appeals in advance

Town of Lewisboro

79 Bouton Road
South Salem, NY 10590

APPLICATION TO THE BOARD OF APPEALS

*Cal. No. 14-18- (B.Z.)

**Cal. No. (S.P.)

I. IDENTIFICATION OF APPLICANT & PROPERTY OWNER

Applicant's Name: Elizabeth Murray Phone: _____

Address _____ E-Mail _____

Owner's Name: Elizabeth Murray Phone: 917-971-1245

Address 113 Upper Lake Shore Drive Katonah 10536 E-Mail miz112101@gmail.com

II. TO THE ZONING BOARD OF APPEALS OF THE TOWN OF LEWISBORO:

Application is hereby made for:

☒ A Variation of Article IV Section 220-23E of the Zoning Ordinance.

☐ A Special Permit pursuant to Article _____ Section _____ of the Zoning Ordinance.

☐ An Interpretation of the Zoning Ordinance or Zoning Map.

☐ A Variation of Section 280 (a) of the Town Law.

☐ An appeal from an Order of the Building Inspector to correct a Violation of the Housing Code Section _____

☐ (Other) _____

AND FURTHER DESCRIBED AS FOLLOWS:

The proposed addition will have a side yard set back of 7.48' whereas 15' are required and a rear yard setback of 6.55' whereas 30' are required per Article IV Section 220-23E of the Town of Lewisboro Zoning Code.

III. IDENTIFICATION OF PROPERTY:

Location of Affected Premises: 113 Upper Lake Shore Drive

Tax Map: Sheet 009A Block 10791 Lot(s) 76-79

Zoning District: R-1/2A Lot Area: 0.287622 Acres

IV. ADDITIONAL INFORMATION

Have previous appeals/special permits been filed in regard to these premises? yes
(If yes, please give calendar number & date)

Cal. No. _____ Date _____

Cal. No. _____ Date _____

Cal. No. _____ Date _____

Cal. No. _____ Date _____

Has a court summons been served relative to this matter? No

Have you inquired of the Clerk of the Town of Lewisboro whether there is any petition pending to change the use district regulations affecting the block on which these premises are located? _____

Attached hereto and made a part of this application, I submit the following:

- A copy of the ground and floor plans with all necessary measurements.
- A property survey.
- A signed consent by the owner of the property if the applicant is not the owner.

V. APPROVED FOR SUBMISSION:

Applicant's Signature: [Signature] Date: 7/24/2018

VI. RECEIPT:

Date Received by Clerk 7/24/19 Fee Received \$ 252.-

Check #: 1234 Receipt #: 28030

* EXPIRATION: (§ 220-74E(5)) "A variance shall be deemed to authorize only the particular use or uses specified in the decision, and unless other provisions are set forth by the Zoning Board of Appeals in connection with their decision, shall expire if work is not initiated pursuant thereto within one (1) year, or if said use or uses shall cease for more than one (1) year."

**Storage of Contractor's Equipment requires an additional fee for each required off-street parking space.

*** Accessory Apartment applications will also require an additional fee for filing the legal instrument with Westchester County.

(over)

AFFIDAVIT OF OWNERSHIP

State of New York, ELIZABETH E MURRAY being duly sworn, deposes
County of _____
and says that he resides at 113 Upper Lakeshore Dr. in the Town of Lewisboro
in the County of Westchester in the State of New York and that
he is the owner in fee of all that certain lot, piece or parcel of land situated, lying and being in the
Town of Lewisboro, N.Y., aforesaid and known and designated on the Tax Map as Lot Number
_____ in Block _____ on Sheet _____ and that he hereby authorizes
_____ to make the annexed application in his behalf
and that the statements of fact contained in said application including the statements contained in all
of the exhibits transmitted herewith are true.

Sworn to before me, this 24th

day of July, 2018

[Signature]
(sign here)

(over)

[Signature]



ZONING BOARD OF APPEALS

NOTICE OF PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN, that the Zoning Board of Appeals of the Town of Lewisboro will hold a Public Hearing on Wednesday, September 26, 2018 at 7:30 P.M., at the Town of Lewisboro Offices at 79 Bouton Road, South Salem, New York 10590 regarding the following:

CAL. NO. 17-18-BZ

Application of Bruce & Melinda Cascio, [Bruce & Melinda Cascio Revocable Trust, owner of record], 1 Old Oscaleta Road, South Salem, New York, for a variance of Article III § 220-9C(1) of the Zoning Ordinance in the matter of the proposed enlargement/extension of the office and storage area in an existing commercial structure (automobile repair shop) in an R-2A, Two-Acre Residential District.

The property is located on the northeast corner (#1) Old Oscaleta Road and Oscaleta Road, designated on the Tax Map as Sheet 35, Block 11826, Lot 2, in an R-2A, Two-Acre Residential District consisting of approximately 2.5 acres.

Additional information regarding this application may be obtained from the Secretary to the Zoning Board of Appeals at Town of Lewisboro Offices at 79 Bouton Road, South Salem, New York 10590 during regular business hours. At such Hearing, all interested parties may attend and will be heard.

**Dated this 14th day of September, 2018
in South Salem, New York**

ZONING BOARD OF APPEALS

TOWN OF LEWISBORO

**By: ROBIN PRICE, JR.
CHAIRMAN**

The town of Lewisboro is committed to equal access for all citizens. Anyone needing accommodations to attend or participate in this meeting is encouraged to notify the Secretary to the Zoning Board of Appeals in advance

Town of Lewisboro

79 Bouton Road
South Salem, NY 10590

APPLICATION TO THE BOARD OF APPEALS

*Cal. No. 17-18-162 (B.Z.)

**Cal. No. _____ (S.P.)

I. IDENTIFICATION OF APPLICANT & PROPERTY OWNER

Applicant's Name: BRUCE + MELINDA CASCIO

Phone: 914 763 6778

Address: 1 OLD OSCALETA ROAD

E-Mail: BAC1226@AOL.COM

Owner's Name: SAME

Phone: 914 6432133 CELL

Address: SAME

E-Mail: _____

II. TO THE ZONING BOARD OF APPEALS OF THE TOWN OF LEWISBORO:

Application is hereby made for:

☒ A Variation of Article III Section 220-9(C)1 of the Zoning Ordinance.

☐ A Special Permit pursuant to Article _____ Section _____ of the Zoning Ordinance.

☐ An Interpretation of the Zoning Ordinance or Zoning Map.

☐ A Variation of Section 280 (a) of the Town Law.

☐ An appeal from an Order of the Building Inspector to correct a Violation of the Housing Code
Section _____

☒ (Other) ENLARGE OFFICE + STORAGE, NOT USE

AND FURTHER DESCRIBED AS FOLLOWS: THU

see attached

III. IDENTIFICATION OF PROPERTY:

Location of Affected Premises: 1 OLD OSCALETA ROAD

Tax Map: Sheet 35 Block 11826 Lot(s) 2

Zoning District: L2A Lot Area: 2.5 Acres

IV. ADDITIONAL INFORMATION

Have previous appeals/special permits been filed in regard to these premises? _____
(If yes, please give calendar number & date)

Cal. No. _____ Date _____

Cal. No. _____ Date _____

Cal. No. _____ Date _____

Cal. No. _____ Date _____

Has a court summons been served relative to this matter? NO

Have you inquired of the Clerk of the Town of Lewisboro whether there is any petition pending to change the use district regulations affecting the block on which these premises are located? _____

Attached hereto and made a part of this application, I submit the following:

- A copy of the ground and floor plans with all necessary measurements.
- A property survey.
- A signed consent by the owner of the property if the applicant is not the owner.

V. APPROVED FOR SUBMISSION:

Applicant's Signature: Melinda C. Cascio

Date: 8/14/18

VI. RECEIPT:

Date Received by Clerk: 8/14/18

Fee Received \$ 252.-

Check #: 6070

Receipt #: 28072

* EXPIRATION: (§ 220-74E(5)) "A variance shall be deemed to authorize only the particular use or uses specified in the decision, and unless other provisions are set forth by the Zoning Board of Appeals in connection with their decision, shall expire if work is not initiated pursuant thereto within one (1) year, or if said use or uses shall cease for more than one (1) year."

**Storage of Contractor's Equipment requires an additional fee for each required off-street parking space.

*** Accessory Apartment applications will also require an additional fee for filing the legal instrument with Westchester County.

(over)

AFFIDAVIT OF OWNERSHIP

State of New York, Melinda C. Cascio being duly sworn, deposes
County of Westchester
and says that ~~he~~ resides at 1 Old Oscaleta Rd in the Town of Lewisboro
in the County of Westchester in the State of N.Y. and that
he is the owner in fee of all that certain lot, piece or parcel of land situated, lying and being in the
Town of Lewisboro, N.Y., aforesaid and known and designated on the Tax Map as Lot Number
..... in Block on Sheet and that he hereby authorizes
..... to make the annexed application in his behalf
and that the statements of fact contained in said application including the statements contained in all
of the exhibits transmitted herewith are true.

Sworn to before me, this

14th

day of

August

2018

Melinda C. Cascio

(sign here)

(over)

Janet L. Donohue

JANET L. DONOHUE
NOTARY PUBLIC, STATE OF NEW YORK
No. 01D06259627
Qualified in Westchester County
Commission Expires April 16, 2020

Cascio, 1 Old Oscaleta Rd. ZBA application dated 8/14/18

The proposed enlargement/extension of the existing commercial structure is not permitted whereas such structure shall not be enlarged, extended or altered unless the use therein is changed to a conforming use per article III Section 220-9(C)1 of the Town of Lewisboro Zoning Code.

ZONING BOARD OF APPEALS

NOTICE OF PUBLIC HEARINGS

NOTICE IS HEREBY GIVEN, that the Zoning Board of Appeals of the Town of Lewisboro will hold a Public Hearing on Wednesday, September 26, 2018 at 7:30 P.M., at the Town of Lewisboro Offices, 79 Bouton Road, South Salem, New York 10590 regarding the following:

CAL. NO. 18-18-BZ

Application of Jennifer Clark, 25 Bouton Street, South Salem, New York, for a variance of Article IV § 220-23E of the Zoning Ordinance in the matter of a proposed addition that is proposed to be located closer to the side property line (5'2.75" proposed where 12' is required) in an R-1/4A, One-Quarter Acre Residential District.

The property is located on the westerly side of (#25) Bouton Street designated on the Tax Map as Sheet 36D, Block 11166, Lots 23 & 24, in an R-1/4A, One-Quarter Acre Residential District consisting of approximately 0.29 acres.

Additional information regarding this application may be obtained from the Secretary to the Zoning Board of Appeals at Town of Lewisboro Offices, 79 Bouton Road, South Salem, New York 10590 during regular business hours. At such Hearing, all interested parties may attend and will be heard.

**Dated this 14th day of September, 2018
in South Salem, New York**

ZONING BOARD OF APPEALS

TOWN OF LEWISBORO

**By: ROBIN PRICE, JR.
CHAIRMAN**

The town of Lewisboro is committed to equal access for all citizens. Anyone needing accommodations to attend or participate in this meeting is encouraged to notify the Secretary to the Zoning Board of Appeals in advance

Town of Lewisboro

79 Bouton Road
South Salem, NY 10590

APPLICATION TO THE BOARD OF APPEALS

*Cal. No. 18-13-02 (B.Z.)

**Cal. No. (S.P.)

I. IDENTIFICATION OF APPLICANT & PROPERTY OWNER

Applicant's Name: JENNIFER BROOKS CARY Phone: 646-942-1517

Address: 25 Bouton St. So. Salem 10590 E-Mail: rhdonohoe@yahoo.com

Owner's Name: Phone:

Address: E-Mail:

II. TO THE ZONING BOARD OF APPEALS OF THE TOWN OF LEWISBORO:

Application is hereby made for:

☒ A Variation of Article IV Section 220-23E of the Zoning Ordinance.

☐ A Special Permit pursuant to Article Section of the Zoning Ordinance.

☐ An Interpretation of the Zoning Ordinance or Zoning Map.

☐ A Variation of Section 280 (a) of the Town Law.

☐ An appeal from an Order of the Building Inspector to correct a Violation of the Housing Code
Section

☐ (Other)

AND FURTHER DESCRIBED AS FOLLOWS:

The proposed addition will have a side yard setback of 5'-2.75" whereas 12' are required per Article IV Section 220-23E of the Town of Lewisboro Zoning Code.

III. IDENTIFICATION OF PROPERTY:

Location of Affected Premises: 25 Bouton St

Tax Map: Sheet 36D Block 11166 Lot(s) 23-24

Zoning District: R1/4A Lot Area: Acres

IV. ADDITIONAL INFORMATION

Have previous appeals/special permits been filed in regard to these premises? (If yes, please give calendar number & date)

Cal. No. Date

Cal. No. Date

Cal. No. Date

Cal. No. Date

Has a court summons been served relative to this matter?

Have you inquired of the Clerk of the Town of Lewisboro whether there is any petition pending to change the use district regulations affecting the block on which these premises are located?

Attached hereto and made a part of this application, I submit the following:

- A copy of the ground and floor plans with all necessary measurements.
- A property survey.
- A signed consent by the owner of the property if the applicant is not the owner.

V. APPROVED FOR SUBMISSION:

Applicant's Signature: [Signature] Date: 7/25/18

VI. RECEIPT:

Date Received by Clerk: 8/8/18 Fee Received \$: 252^{xx}

Check #: 8607 Receipt #: 28061

* EXPIRATION: (§ 220-74E(5)) "A variance shall be deemed to authorize only the particular use or uses specified in the decision, and unless other provisions are set forth by the Zoning Board of Appeals in connection with their decision, shall expire if work is not initiated pursuant thereto within one (1) year, of if said use or uses shall cease for more than one (1) year."

**Storage of Contractor's Equipment requires an additional fee for each required off-street parking space.

*** Accessory Apartment applications will also require an additional fee for filing the legal instrument with Westchester County.

(over)

AFFIDAVIT OF OWNERSHIP

State of New York, being duly sworn, deposes
County of
and says that he resides at in the Town of
in the County of in the State of and that
he is the owner in fee of all that certain lot, piece or parcel of land situated, lying and being in the
Town of Lewisboro, N.Y., aforesaid and known and designated on the Tax Map as Lot Number
..... in Block on Sheet and that he hereby authorizes
..... to make the annexed application in his behalf
and that the statements of fact contained in said application including the statements contained in all
of the exhibits transmitted herewith are true.

Sworn to before me, this

day of

.....
(sign here)

(over)