

Town Of Chester Zoning Board of Appeals
1786 Kings Highway, Chester, New York 10918
Phone: (845) 469-7000, ext. 308 Fax: (845) 469-9242

APPLICATION TO THE ZONING BOARD OF APPEALS

PART I: OWNER INFORMATION-Please type or print below

DATE: 12/8/2020

Property Location: 20 TWIN BROOKS DR

Owner(s) of Record: Full name(s) DANIEL + JULIA DOELLINGER

Home Phone#: (845) 774-1596 Work #: (845) 469-7000 Cell #: () -

Email address: tcprnyr@gmail.com

Mailing Address of Owners(s): 20 TWIN BROOKS DR

City, State, Zip Code: CHESTER NY 10918

PART II: AGENT INFORMATION- If applicable (Please attach Owner Authorization letter)

Agent Name: _____

Work #: () - Cell #: () -

Email address: _____

Mailing Address of Agent: _____

City, State, Zip Code: _____

PART III: ATTORNEY INFORMATION

Attorney for Applicant: _____

Mailing Address of Attorney: _____

City, State, Zip Code: _____ Phone # () -

PART IV: APPLICATION DETAILS

Note: If this application is being made by someone other than the owner, the owner must sign the owner's authorization attached to this document.

Orange County Tax Map Number: _____ Section/Block/Lot 24 / 2 / 11.2

Zoning District: AR-3 Lot Size 1.2 ac

Type of Variance Sought: (check one or more)

☒ Area Variance

☐ Use Variance

☐ Interpretation

Referred by:

☐ Planning Board

☒ Code Enforcement Officer

State in factual terms the exact manner in which applicant seeks from the Zoning Board of Appeals:

WE ARE SEEKING AN AREA VARIANCE TO CONSTRUCT AN
INGROUND POOL. THE POOL WILL BE BUILT TO REPLACE
OUR EXISTING ABOVEGROUND POOL AND SURROUNDING DECK
AND WILL BE IN APPROXIMATELY THE SAME LOCATION.
THE DESIRED SIZE AND POSITION OF THE POOL PLACE IT
~~WITHIN~~ IN VIOLATION OF CURRENT SIDYARD SETBACKS.

A summary statement of the practical difficulty because of the existing zoning regulations for the subject premises as follows:

THE DESIRED SIZE OF THE POOL CANNOT BE BUILT
ANYWHERE ON THE PROPERTY WITHOUT REQUIRING A
SETBACK VARIANCE DUE TO THE LOCATION OF THE
HOUSE AND IT'S CURRENT SEPTIC SYSTEM AND LEECH FIELD.
- SEEKING 7' VARIANCE TO BUILD POOL 8' FROM SIDE YARD BOUNDARY
WHERE 15' IS REQUIRED.

Describe any circumstances supporting this application:

Has a variance or special exception use ever been applied for on this property?

☒ Yes ☐ No

If yes, indicate the Zoning Board of Appeals date of
decision: 2006

Is the subject property located within 500 feet of any of the following? NO

☐ Town or Village boundary line (if yes, indicate which Town or Village : _____)

☐ State road, park, or other recreational facility

☐ County Road or right of way

☐ Federal owned property

ZONING BOARD OF APPEALS


OWNERS AUTHORIZATION FOR A SITE VISIT

I (Please print) DANIEL DOELLINGER

grant permission for members of the Zoning Board of Appeals and/or representatives of same Board to make a site visit on my property should they deem it necessary to review my application. The property location is:

20 TWIN BROOKS DRIVE, CHESTER

Signed,



Date:

12/8/2020

**Town Of Chester
Zoning Board of Appeals
1786 Kings Highway,
Chester, New York 10918
(845) 469-7000, Ext. 308**

Area Variance Only

Please answer the following:

Will there be an undesirable change in the character of the neighborhood, or a detriment to nearby properties if this variance is granted?

NO

Can you achieve your goals via a reasonable alternative which does not involve the necessity of an area variance?

NO

Is the variance is substantial?

NO

Will the variance have an adverse impact on physical or environmental conditions in the neighborhood or district?

NO

Is this a self-created difficulty?

YES