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PLANNING BOARD
TOWN OF CHESTER
COUNTY OF ORANGE
1786 KINGS HIGHWAY
CHESTER, NY 10918

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October 12, 2022

Gregg Feigelson

Town of Chester Zoning Board of Appeals
1786 Kings Highway
Chester, NY 10918

RE: MANDEL / SUMMERVILE WAY SUBDIVISION/ 6-1-36.11,36.12,37.1

I write to you on behalf of the Town of Chester Planning Board.

The above referenced applicant appeared before the planning board during its meeting of **October 5, 2022** seeking a three Lot subdivision. Two of the proposed lots have no direct access to a state, county or local road and would require access through an easement.

Accordingly, pursuant to NYS Town Code Section **280-a**, the applicant has been referred to your board for an interpretation and/or a variance as to whether:

1. The applicant needs a standard **280-a** variance to be issued by the ZBA
2. The applicant needs a **280-a section F** variance for access to a state county, local road by easement which requires a Town Board Action to declare an open data area on the above properties.

This matter is thus further referred to your board for consideration of a variance from this requirement should your board determine that you have the requisite jurisdiction to entertain this request.

Thank you.

Very truly yours,

DONALD SEROTTA
TOWN OF CHESTER PLANNING BOARD
CHAIRMAN

cc: Town of Chester Planning Board