

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: 7-8-15

Property Location: 79 Southside Drive, Monroe, NY 10950

Owner(s) of Record: Full name(s) LEKE VATAJ

Home Phone#: () - Work #: () - Cell #: 914 980 0664

Email address: LEKEVATAJ@AOL.COM

Mailing Address of Owners(s): 6 NASH PLACE

City, State, Zip Code: ARMONK NY 10504

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: _____

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: 10-9-3.1 Section/Block/Lot 10/9/3.1

Zoning District: SR.2 Lot Size 80 x 118

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 remedy from the Zoning Board of Appeals:

PURCHASED A HOUSE AT 79 SOUTHSIDE DRIVE, AS A TWO FAMILY FROM DUTCHE BANK, TOWN OF CHESTER ASSESSOR HAS THE HOUSE LISTED AS TWO FAMILY AS OF 1990, SEARCH SHOWS IT AS TWO FAMILY. THE BUILDING DEPT ISSUED ME A VIOLATION THAT HOUSE IS A SINGLE FAMILY, ~~AND~~

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

Describe any circumstances supporting this application:

ASSESSOR HAS IT AS TWO FAMILY, SEARCH SHOWS TWO FAMILY, ADVERTISED AND SOLD AS TWO FAMILY,

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: _____

Is the subject property located within 500 feet of any of the following?

- ☐ 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

w/ 500' of Walton
Lake
water Plant.

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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 substantial?

yes

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

no

Is this a self-created difficulty?

no