

**Zoning Board of Appeals
3rd Agenda
February 3, 2022
7:00 PM**

AGENDA

NEW APPLICATION

Request of Hugo Pinos – App. #22-01 (Appeal/Area Variance)

An appeal/area variance from the requirement of Chapter 215 Article VIII – accessory parking and loading requirements for Commercial vehicles “not more than one commercial vehicle, of 25 feet or less in length, may be parked on a developed lot in any residence district but not within the required yards of such lot and in no case between the street line and the principal building” located at 21 Blanchard Road, Stony Point, New York.

Section: 19.01 Block: 1 Lot: 18.3 Zone: RR

PUBLIC HEARING

Request of Steven Valvo - App. #21-19 (area variance-2)

A variance from the requirement of Chapter 215, Article VI, section 22 – no principal structure shall be located any closer to any street or property line than the required minimum setback in the Bulk Table or the established setback, if such exists. **Accessory structures and uses are permitted within the required setback other than the front setback but not within any required yard**, except as specifically authorized herein.

Two variances necessary for proposed accessory garage:

1. Located in a required front setback – 35 feet setback required, 15 feet provided, 20 feet variance necessary; and
2. Located in a required front yard - 35 feet yard required, 15 feet provided, 20 feet variance necessary

for a accessory garage, located at 26 Thiells Road, Stony Point, New York.

Section: 20.09 Block: 1 Lot: 8 Zone: R1

OTHER MATTERS

Minutes of January 6, 2022