

TOWN OF WARWICK ZONING BOARD OF APPEALS
AGENDA

Town of Warwick Zoning Board of Appeals
Chairman, Jan Jansen

August 26, 2013
7:30 p.m.

1. **PUBLIC HEARING OF ALLEN CLARKSON** - for property located at 42 Kays Way, Warwick, New York and designated on the Town tax map as Section 23 Block 1 Lot 48 located in an RU District for a variance of Section 164-41A.(1) and (a) and 164-46J(16) permitting a 1,560 square foot horse barn (1,200 square feet and maximum greatest median dimension of 48 feet allowed) 10 feet from the front setback (150 feet required) and 136 feet from 1 side setback (150 feet required).
2. **PUBLIC HEARING OF YVADNE BRADLEY** - for property located at 1502 State Highway 17A, Warwick, New York and designated on the Town tax map as Section 56 Block 2 Lot 13 located in an RU District for a variance of Section 164.40N permitting construction of a 28 foot X 28 foot garage 35 (+/-) feet from the front setback (75 feet are required).
3. **PUBLIC HEARING OF THERESA MC QUADE** - for property located at 12 Briller Road, Warwick, New York and designated on the Town tax map as Section 66 Block 1 Lot 22.3 located in a CO District for a variance of Section 164-40N reducing 1 side setback from 48 (+/-) feet to 38 (+/-) feet (75 feet required) for the purpose of construction of a covered porch on an existing single family dwelling.
4. **PUBLIC HEARING OF ELROSE, LLC.** - for property located at 6 Round Hill Road, Warwick, New York and designated on the Town tax map as Section 7 Block 2 Lot 16 and located in an RU District for an interpretation that an existing 3 family home is a legal pre-existing use or, in the alternative, for a variance allowing a 3 family home (maximum permitted in the Code is 2 family) on 2.6 acres (2 family home requires 8 acres).

OTHER CONSIDERATIONS:

1. ZBA Minutes of 6/24/13 for ZBA Approval.