

# TOWN OF RAMAPO

237 Route 59  
Suffern, New York 10901  
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*Building, Planning & Zoning*

**To be published November 10, 2011**

## LEGAL NOTICE

NOTICE IS HEREBY GIVEN THAT a public hearing will be held by the Zoning Board of Appeals of the Town of Ramapo on November 17, 2011 at 8:00 p.m., or as soon thereafter as possible, at Ramapo Town Hall, 237 Route 59, Suffern, New York on the following matters:

Application of Marcus and Lea Webber, 12 Hana Lane, Monsey, New York for variances of the requirements of Section 376-41 of the Zoning Law of the Town of Ramapo, to permit the construction, maintenance and use of a three family dwelling with 3 accessory apartments, which will have less than the required lot area, front setback, front yard (Ronald Drive), side setback, front yard (Nancy Lane), front setback (Nancy Lane), rear setback, rear setback to deck, and handicap parking, and greater than permitted development coverage. The property in question is located on the southwest corner of the intersection of Nancy Lane and Ronald Drive, which is known and designated on the Ramapo Tax Map as Section 49.20-3-49 in an R-15C zone.

Application of Monsey Route 59 Associates, LLP, 10 Jeffrey Place, Monsey, New York for variances of the requirements of Section 376-41 of the Zoning Law of the Town of Ramapo, to permit the construction, maintenance and use of a second and third floor for residential apartments over existing retail stores, which will have less than the required front yard, side setback, rear yard, and parking, and greater than permitted development coverage. The property in question is located on the north side of Route 59, approximately 350 feet east from the intersection of Route 306, which is known and designated on the Ramapo Tax Map as Section 56.16-1-7 in an MU-1 zone.

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Application of Kalman Weber, 21 Hammond Street, Monsey, New York for variances of the requirements of Section 376-41 of the Zoning Law of the Town of Ramapo, to permit the conversion, maintenance and use of a single family dwelling to a two family semi-attached dwelling, which will have less than the required lot area, lot width, side setback, total side setback, side yard, and street frontage, and greater than permitted floor area ratio. In addition, a use variance would be required for a two family semi-attached dwelling in an R-15A zone. The property in question is located on the east side of Hammond Street, approximately 420 feet north from the intersection of Old Nyack Turnpike, which is known and designated on the Ramapo Tax Map as Section 56.16-2-14.6 in an R-15A zone.

Application of Congregation Kehilath Yakov Pupa of Monsey, 7 Suzanne Drive, Monsey, New York for variances of the requirements of Section 376-41 of the Zoning Law of the Town of Ramapo, to permit the construction, maintenance and use of a Local House of Worship, which will have less than the required front setback (Suzanne Drive), front setback, front yard (Suzanne Drive), front yard (Leon Drive), side setback, and total side setback, and greater than permitted development coverage. The property in question is located on the west side of Suzanne Drive, at the intersection of Leon Drive, which is known and designated on the Ramapo Tax Map as Sections 56.08-2-21 and 56.08-2-34 in an R-15C zone.

BY ORDER OF THE ZONING BOARD OF APPEALS OF THE TOWN OF RAMAPO

Dated At Suffern, New York  
This 31<sup>st</sup> day of October 2011

R. Charlene Weaver, Acting Chairperson