NORTH CASTLE ZONING BOARD OF APPEALS
ONLINE AT NCTV
Armonk & Banksville - NCTV Cablevision 18 and Verizon 39
North White Plains - NCTV Cablevision 75 and Verizon 39
December 2, 2021 7:30 p.m.

PUBLIC COMMENT PROCEDURE:

Public comments can be submitted to lzawacki@northcastleny.com during the meeting. Received comments will be read aloud. An invitation to the meeting will be given if you would like to provide live comments to the Board during the meeting.

1. PAUL & DANA DE FEO, 26 Smith Farm Road, Bedford, NY 10506 and known on the Town Tax Assessment Maps as Section 102.02, Block 1, Lot 37 and located in a R2A Zoning District. In order to replace and enlarge the existing rear deck with new porch the following variance is required:

> The Minimum side yard setback per Section 355-21 of the Town Code is 25 feet, where 22 feet 9 inches are provided, requiring a variance of 2 feet, 3 inches.

2. ROBERT L. SHAW, 22 Woodcrest Drive, Armonk, NY 10504 and known on the Town Tax Assessment maps as Section 95.03, Block 1, Lot 10 and located in a R2A Zoning District. In order to legalize an existing sport court and shed along with sport court fnce, the applicant requires the following variances:

> 1. Section 355-26C (1) of the Town Code for gross land coverage the maximum permitted is 9,864 sq. ft., where 10,307 sq. ft. are provided requiring a variance of 443 sq. ft.

> 2. Section 355-15G (1) a of the Town Code for maximum fence height is 6 feet, where 8 feet are provided requiring a variance of 2 feet.

3. JONATHAN & JENNIFER CLARK, 3 Patriots Farm Court, Armonk, NY 10504, and known on the Town Tax Assessment maps as Section 102.03, Block 2, Lot 13 and located in an R2A Zoning District. In order to install a proposed courtyard and the addition of a 3 car garage the following variances are required:

> 1. Section 355-58 for the Court Yard the maximum is 50 feet, where 21.7 feet are provided requiring a variance of 28.3 feet.

> 2. Section 355-21, foot note 7 for Garage Bays, allows 4 spaces, where 6 are provided requiring a variance for 2 spaces.

Lori J. Zawacki, Secretary