



TOWN OF OSSINING
BUILDING & PLANNING DEPARTMENT

101 ROUTE 9A, P.O. Box 1166

OSSINING, N. Y. 10562

PHONE: (914) 762-8419 FAX: (914) 290-4656

Website www.townofossining.com & Email bldgdept@townofossining.com *

APPLICATION TO THE ZONING BOARD OF APPEALS

Date 2/6/2023

I, We JUAN ILLISACA
(Name of Applicant)

Of 21 HILLCREST AVE.
(Street)

TOWN OF OSSINING N.Y.
(Municipality) (State)

10562
(Zip Code)

914-373-8956
(Phone No.)

illisaquita@hotmail.com HEREBY
(Email)

☒ APPEAL TO THE ZONING BOARD OF APPEALS FROM THE DECISION OF
THE BUILDING INSPECTOR AND IN CONNECTION THEREWITH REQUEST

☐ an Interpretation of the Zoning Code or Zoning Map of the Town of Ossining

☒ a Variance from the terms of the Zoning Code of the Town of Ossining, or

☐ a Temporary Certificate of Occupancy.

☐ APPLY TO THE ZONING BOARD OF APPEALS FOR A SPECIAL PERMIT.

1. **LOCATION OF PROPERTY:** 21 HILLCREST AVE.
(Street and Number)

SECTION 80.14 BLOCK 2 LOT 41 ZONE R5

A) Is the Property located within a distance of 500 feet of the boundary of any village, town or county, or any boundary of a State park or parkway?
If yes, specify.

Yes _____ No ☒

B) Does the Property abut the boundary of any village or town, the boundary of any State or County park or other recreation area, the right-of-way of any stream or drainage channel owned by the county or for which the county has established channel lines, or the boundary of any county or State owned land on which a public building or institution is located? If yes, specify.

Yes _____ No ☒

C) If a Special Permit is being applied for, is the property shown on the Hudson River Valley Commission Jurisdiction Map?

Yes _____ No ☒

2. **PROVISION (S) OF THE ZONING CODE INVOLVED:**

Section III subsection 200 paragraph 15

Section _____ subsection _____ paragraph _____

Section _____ subsection _____ paragraph _____

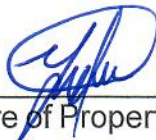
3. **DESCRIPTION OF RELIEF REQUESTED** (Set forth the circumstances of the case, interpretation that is claimed and details of any variance applied for. Use extra sheet if necessary.)

THE EXISTING 1-STORY HOME AND THE PROPOSED ADDITION DOES NOT MEET THE MINIMUM REQUIREMENTS FOR A HOME LOCATED IN AN R-S ZONE (LOT AREA, LOT WIDTH, FRONT YARD SETBACK, SIDE YARD SETBACK)

4. **REASON FOR APPEAL** (State precisely grounds on which it is claimed that relief should be granted. Use extra sheet if necessary.)

MY FAMILY AND I ARE A FAMILY OF 4 AND ARE CURRENTLY LIVING IN A ONE-BEDROOM HOME. MY REASON FOR THE APPEAL IS SO I CAN ADD A 2ND FLOOR TO MY HOME AND CREATE AN ADDITIONAL BEDROOM FOR MY KIDS AND HAVE MORE SPACE. I'M AWARE THAT MY HOME ENCROACHES THE ESTABLISHED SETBACKS, BUT I WOULD LIKE IF POSSIBLE TO BE GRANTED A VARIANCE. WE DO NOT INTEND TO ENCROACH THE EXISTING SETBACKS WITH PROPOSED 2ND FLOOR ADDITION.

5. Enclose 10 copies and 1 pdf version of an accurate and intelligible plan, survey, location map, of the Property drawn to a suitable scale email to bldgdept@townofossining.com and a nonrefundable fee of \$350.00 payable to Town of Ossining.



(Signature of Property Owner or Authorized Agent)