

Zoning Board Application

APPEAL # 2-2020-008

1	Application Date	
2	Applicant(s) Name	Consuelo Barra
3	Address	7 Barra Rd., Middletown, NY 10940
4	Phone Number	(845) 343-5179 / (914) 850-5137
5	Email Address	consuelobarra@hotmail.com
6	Property Owners Name	Sunrise to Sunset Enterprises LLC
7	Property Address	877 Rte. 17M, Mdtwn NY 10940
8	Phone Number	(845) 343-5179 / (914) 850-5137
9	Email Address	consuelobarra@hotmail.com
10	Date owner acquired the property	1990 (lot), building 1993
11	Tax Map Location (Section-Block-Lot)	22-3-40.21
12	Street Address	877 Rte. 17M, Mdtwn NY 10940
13	Zoning District (circle one)	RA / RA-1 / R1 / R2 / R-AH / RM-B / NC / TC / OR / HC / ENT / <u>L</u> / ENT
14	Lot Size and Acreage	2.4 acres side 145' W 320' D 342' F 60' Rear 75'
15	Soil Type described in Town Code	0-18" top soil 18"-96" stoney, sandy clay Lcam
16	Application fee	(Check or Cash) Amount-\$ <u>825⁰⁰</u>

Appeal Request:

Any Appeal is made or requested by the applicant for the following:

- Interpretation of the Zoning Law
- Commercial Variance
- Use Variance
- Sign Variance
- Area Variance
- Residential (Decks, Shed, Pool, Addition, Accessory bldg. /structure) (New Structure)
- Accessory building larger than 28ft x 28ft

Other:

Use Variance for Montessori School Use.

Front / Side / Rear / Yard setback from _____ to _____ Section _____

Front / Side / Rear / Yard setback from _____ to _____ Section _____

Front / Side / Rear / Yard setback from _____ to _____ Section _____

Front / Side / Rear / Yard setback from _____ to _____ Section _____

Lot area from _____ to _____ Section _____

State reason and purpose for Request:

See attached letter.

Applicant must print and submit Environmental Assessment Form. This form must be filled out by going to the following link and following the steps given: www.dec.ny.gov/eafnapper

Has this proposal appeared before the Planning Board? YES NO

Property taxes up to date with the Town of Wallkill? YES NO

Property owner must have their signature notarized on this application:

Owners Signature:

Conrado R. Barone

Notary Public:

Cathy M. Bradford

Sworn to before me this date:

2/26/2020

Applicant same as owner

State of New York
County of Orange

Cathy M Bradford
Notary Public, State of New York
No. 01BR6334255
Qualified in Orange County, NY
My Commission Expires December 14, 2023

Building Inspector signature: _____

Date: _____

APPLICANT DISCLOSURE FORM – ORANGE COUNTY, NY REVIEW UNDER SECTION 239-M OF GENERAL MUNICIPAL LAW

The following is information relative to the below named project which is presently pending before the _____
(City/Town/Village) of Wallkill (Planning/Zoning/City/Town/Village) Zoning Board.

Title of Project: Education Facility

Municipality: Town/Village/City of Town of Wallkill

(underline one of above)

Nature of Owner or Owners (LLC, Corporation, Partnership, Joint Venture, natural person, professional corporation or other type of business entity or combination of the above):

LLC

The names of the Members, Officers, Shareholders, Directors, Beneficial Owners owning at least five percent of the Stock or Membership or Partnership Interest or Beneficial Interest in the project are:

Michael J. Barva 50%

Consullo R. Barva 50%

Short Environmental Assessment Form Part 1 - Project Information

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information			
Name of Action or Project: <i>Hudson Valley Montessori School</i>			
Project Location (describe, and attach a location map): <i>877 Rt 17M, Mdtu - Corner of Rt. 302 and 17M - Second Floor.</i>			
Brief Description of Proposed Action: <i>To use second floor of the commercial building to operate a small Montessori School with a starting enrollment of 15-20 students in PreK to 6th grade.</i>			
Name of Applicant or Sponsor: <i>Andrea Barra</i>		Telephone: <i>(617) 501-2802</i>	
		E-Mail: <i>a-p-barra@hotmail.com</i>	
Address: <i>7 Barra Road</i>			
City/PO: <i>Middletown</i>		State: <i>NY</i>	Zip Code: <i>10940</i>
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? <i>USE VARIANCE</i>			NO <input type="checkbox"/>
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency?			NO <input checked="" type="checkbox"/>
If Yes, list agency(s) name and permit or approval:			YES <input type="checkbox"/>
3.a. Total acreage of the site of the proposed action?		<u>2.2</u> acres	
b. Total acreage to be physically disturbed?		<u>0</u> acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		<u>2.2</u> acres	
4. Check all land uses that occur on, adjoining and near the proposed action.			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): <i>Veterinary Hospital.</i>			
<input type="checkbox"/> Parkland			

<p>18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)?</p> <p>If Yes, explain purpose and size: _____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?</p> <p>If Yes, describe: _____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?</p> <p>If Yes, describe: _____</p> <p>_____</p>	<p>NO</p> <p><input checked="" type="checkbox"/></p>	<p>YES</p> <p><input type="checkbox"/></p>
<p>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</p>		
<p>Applicant/sponsor name: <u>Andrea Barva</u></p>		<p>Date: <u>2/27/20</u></p>
<p>Signature: <u>Andrea Barva</u></p>		