

CODE ENFORCEMENT OFFICE

TOWN OF NEWBURGH

308 GARDNERTOWN ROAD
NEWBURGH, NEW YORK 12550
(845) 564-7801

ORDER TO REMEDY VIOLATION

DATE: 07/03/2012

TO: ANITA DARRAH
5216 RTE 9W
NEWBURGH, NY 12550

SEC-BLK-LOT: 25-2-3.

VIOL NO: 12-89
ORIG. COMP NO: 10-188

LOCATION: 5261 ROUTE 9W, NEWBURGH

PLEASE TAKE NOTICE, there exists a violation at the location described above, in that the above named individual(s) did commit or allow to exist the following offense:

SEE ATTACHED SCHEDULE A

which is in violation of:

Town of Newburgh Municipal Code

SEC: 71-8

SUB-DIV: 71-8(A)

TITLE: BLDG. PERMITS & CERT. OF OCCUPANCY

PAGE: 71:4

Based upon the following:

ON MARCH 19, 2012 AN INSPECTION WAS PERFORMED TO VERIFY THAT AN ADDITION AND APARTMENT WAS CONSTRUCTED WITHOUT A BUILDING PERMIT BEING APPLIED FOR OR ISSUED. THE ABOVE SAID WORK WAS PERFORMED.

YOU ARE THEREFORE DIRECTED AND ORDERED to comply with the law and to remedy the condition above mentioned forthwith on or before: 07/20/2012

Failure to remedy the conditions aforesaid and to comply with the applicable provisions of law may constitute an offense punishable by fine or imprisonment or both.

JAMES CAMPBELL, ASST. BUILDING INSPECTOR

YOUR IMMEDIATE AND PROMPT RESPONSE TO THIS NOTICE IS MANDATORY.

SEC-BLK-LOT: 25-2-3.

PAGE: 2

DATE: 07/03/2012

LOCATION: 5261 ROUTE 9W, NEWBURGH

INCIDENT NO: 12-89

ORDER TO REMEDY VIOLATION
- SCHEDULE A -

IN VIOLATION OF:

SECOND STORY ADDED TO EXISTING GARAGE AND IS NOW AN APARTMENT.

71-8(A) Improvements or demolition. No person shall commence the construction, alteration, conversion, repair, removal or demolition of any building, structure, sign or sanitary facilities thereto, excepting agricultural equipment in existing farm structures, without first obtaining a building permit from the Building Inspector. No permit shall be required for ordinary nonstructural repairs.

HISTORY OF A COMPLAINT

COMP #: 10-188 DATE REPORTED: 10/25/2010 S-B-L: 25-2-3.

LOCN: 5261 ROUTE 9W, NEWBURGH

BY: ASSESSORS
1496 RTE 9W
NEWBURGH

PHONE:

AGNST: ANITA DARRAH
5216 ROUTE 9W
NEWBURGH
PHONE:

OWNER: ANITA DARRAH
5216 RTE 9W
NEWBURGH
PHONE:

COMPLNT:

INSPECTION 1 conducted on 10/27/2010 at 9:25 AM
LEFT MESSAGE WITH REAL ESTATE AGENT, RHONDA CIANCIO AT 561-0221 EXT. 15 AND MAIL
ED COPY OF COMPLAINT TO HOMEOWNER. FOLLOW UP 11/05/10 JWC...

INSPECTION 2 conducted on 03/08/2012 at 0:
LETTER SENT TO HOMEOWNER TO REMIND TO REMIND THEM THE COMPLAINT IS STILL OPEN.
THE COMPLAINT MUST HAVE GOTTEN LOST IN THE SHUFFLE. FOLLOW UP 03/17/12 JWC...

INSPECTION 3 conducted on 03/19/2012 at 3:30 PM
A GENERAL INSPECTION PERFORMED TO SEE EXACTLY WHAT CONDITIONS EXIST IN THE
STRUCTURES. RESEARCH IS NEEDED. JWC

INSPECTION 4 conducted on 04/03/2012 at 0:
LETTER SENT TO EXPLAIN SITUATION AND THAT A BUILDING PERMIT IS REQUIRED.
FOLLOW UP 04/23/12 JWC...

HISTORY OF A COMPLAINT

COMP #: 10-188 DATE REPORTED: 10/25/2010 S-B-L: 25-2-3.

LOCN: 5261 ROUTE 9W, NEWBURGH PAGE: 1

COMPLNT:

GARAGE CONVERTED TO A SINGLE FAMILY RESIDENCE W/ BASEMENT. MAIN HOUSE
BEING WORKED ON, FOR SALE AS OFFICE.

INSPECTION 5 conducted on 07/03/2012 at 0: PM
NO RESPONSE, ISSUING ORDER TO REMEDY. JWC

TOWN OF NEWBURGH

Crossroads of the Northeast

OLD TOWN HALL
308 GARDNERTOWN ROAD
NEWBURGH, NEW YORK 12550

CODE COMPLIANCE DEPT.
TELEPHONE 845-564-7801
FAX LINE 845-564-7802

COPY

March 8, 2012

5261 Anita Darrah
5216 Route 9W
Newburgh, NY 12550

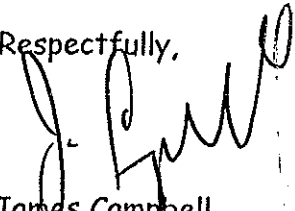
Re: 5216 Route (W)
Complaint #10-188
SBL: 25-2-3
Violations

Dear Ms. Darrah,

Please be aware that complaint #10-188 is still open and violations exist on the above mentioned property. Please contact this office by March 16, 2012 and set up a site inspection so we can determine what needs to be done to bring the property into compliance.

If the above is not done you will force me to issue you an Order to Remedy Violation and shortly thereafter an appearance ticket to court can be issued.

Respectfully,


James Campbell
Asst. Building Inspector

Enc: Copy of complaint 10-188

Follow up

3-17-12

CODE ENFORCEMENT OFFICE
TOWN OF NEWBURGH
308 GARDNERTOWN ROAD
NEWBURGH, NEW YORK 12550
(845) 564-7801

NOTICE OF COMPLAINT

DATE: 10/25/2010

TO: ANITA DARRAH
5261 ~~5216~~ ROUTE 9W
NEWBURGH

SEC-BLK-LOT: 25-2-3.

COMPL NO: 10-188

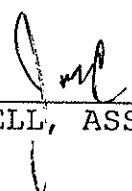
LOCATION: 5261 ROUTE 9W, NEWBURGH

PLEASE TAKE NOTICE, a complaint has been registered against the location described above, in that the above named individual(s) did commit or permit to occur the following offense:

GARAGE CONVERTED TO A SINGLE FAMILY RESIDENCE W/ BASEMENT. MAIN HOUSE BEING WORKED ON, FOR SALE AS OFFICE.

YOU ARE THEREFORE DIRECTED AND ORDERED to contact this office immediately to arrange for an inspection of the above described condition.

Failure to promptly comply with this directive may result in a fine or imprisonment or both



JAMES CAMPBELL, ASST. BUILDING INSPECTOR

Anita Darrak
5261 Rt 9W
562-4950

HISTORY OF A COMPLAINT

COMP #: 10-188 DATE REPORTED: 10/25/2010 S-B-L: 25-2-3.

LOCN: 5261 ROUTE 9W, NEWBURGH

BY: ASSESSORS
1496 RTE 9W
NEWBURGH

PHONE:

AGNST: ANITA DARRAH
5216 ROUTE 9W
NEWBURGH
PHONE:

OWNER: ANITA DARRAH
5216 RTE 9W
NEWBURGH
PHONE:

COMPLNT:

INSPECTION 1 conducted on 10/27/2010 at 9:25 AM
LEFT MESSAGE WITH REAL ESTATE AGENT, RHONDA CIANCIO AT 561-0221 EXT. 15 AND MAILED COPY OF COMPLAINT TO HOMEOWNER. FOLLOW UP 11/05/10 JWC...

Jim,
Assessor office states this
entire house created w/o permit.
was originally a garage - no 1's
occupied by resident. see me
when you get a chance.

Terry

CODE ENFORCEMENT OFFICE
TOWN OF NEWBURGH
308 GARDNERTOWN ROAD
NEWBURGH, NEW YORK 12550
(845) 564-7801

NOTICE OF COMPLAINT

DATE: 10/25/2010

TO: ANITA DARRAH
5216 ROUTE 9W
NEWBURGH

SEC-BLK-LOT: 25-2-3.

COMPL NO: 10-188

LOCATION: 5261 ROUTE 9W, NEWBURGH

PLEASE TAKE NOTICE, a complaint has been registered against the location described above, in that the above named individual(s) did commit or permit to occur the following offense:

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YOU ARE THEREFORE DIRECTED AND ORDERED to contact this office immediately to arrange for an inspection of the above described condition.

Failure to promptly comply with this directive may result in a fine or imprisonment or both

JAMES CAMPBELL, ASST. BUILDING INSPECTOR

Follow up
10-5-10
JC

DHTTB
562-4950
914 456-6828 CEA

HISTORY OF A COMPLAINT

COMP #: 10-188 DATE REPORTED: 10/25/2010 S-B-L: 25-2-3.

LOCN: 5261 ROUTE 9W, NEWBURGH

BY:ASSESSORS
1496 RTE 9W
NEWBURGH

PHONE:

AGNST:ANITA DARRAH
5216 ROUTE 9W
NEWBURGH
PHONE:

OWNER:ANITA DARRAH
5216 RTE 9W
NEWBURGH
PHONE:

COMPLNT:

INSPECTION 1 conducted on 10/27/2010 at 9:25 AM
LEFT MESSAGE WITH REAL ESTATE AGENT, RHONDA CIANCIO AT 561-0221 EXT. 15 AND MAIL
ED COPY OF COMPLAINT TO HOMEOWNER. FOLLOW UP 11/05/10 JWC...

2/11/11

Speed Letter®

To: BUILDING + CODE
GERRY

From: Mike Fogarty

188-10

Subject: 25-2-3

--No. 9 & 10 FOLD
MESSAGE:

GARAGE CONVERTED TO A SINGLE FAMILY HOUSE
WITH BASEMENT - MAIN HOUSE BEING WORKED ON
FOR SALE AS OFFICE

PLEASE ADVISE

Date 10/22/10

Signed *MJF*

REPLY

--No. 9 FOLD
--No. 10 FOLD

Date

Signed

CODE ENFORCEMENT OFFICE
TOWN OF NEWBURGH
308 GARDNERTOWN ROAD
NEWBURGH, NEW YORK 12550
(845) 564-7801

NOTICE OF COMPLAINT

DATE: 10/25/2010

TO: ANITA DARRAH
5216 ROUTE 9W
NEWBURGH

SEC-BLK-LOT: 25-2-3.

COMPL NO: 10-188

LOCATION: 5261 ROUTE 9W, NEWBURGH

PLEASE TAKE NOTICE, a complaint has been registered against the location described above, in that the above named individual(s) did commit or permit to occur the following offense:

GARAGE CONSTRUCTED TO A 1 FAMILY RESIDENCE W/ BASEMENT. MAIN HOUSE BEING WORKED ON.

YOU ARE THEREFORE DIRECTED AND ORDERED to contact this office immediately to arrange for an inspection of the above described condition.

Failure to promptly comply with this directive may result in a fine or imprisonment or both

Code Compliance

10-27-10 9:25 AM LEFT MESSAGE W/ RHODA CIANCIO (REAL ESTATE AGENT)
@ 561-0221 EXT 15.

5261 US Hwy 9W

Newburgh, NY 12550 - Newburgh Submarket

SHOWCASEPowered by **SHOWCAS**

Property Type: Office
Sub Type: Office/Residential
Status: Existing
Year Built: 1930

Stories: 2
Typical Floor: -
Building Size: 2,680 SF

For Sale Price: \$259,000
Price/SF: \$96.64
Cap Rate: -

Smallest Space: 1,340 SF
Largest Space: 1,340 SF
Total Space Avail: 1,340 SF
Rent/SF/Yr: \$15.00

Parking: Free Surface spaces are available;
Ratio of 2.98/1,000 SF

**For Sale Contacts****Century 21 The Real Estate Connection**

Rhoda L. Ciancio
(845) 561-0221 x15

For Lease Contacts**Century 21 The Real Estate Connection**

Rhoda L. Ciancio
(845) 561-0221 x15

Beautiful large room ready to move in Why Pay Rent when you can Own the Building put your home or put office in the front and live in or rent the back units Very visible location close to highways shopping and major highways plenty of parking and for residences and clients

Sale Notes:

Beautiful large room ready to move in Why Pay Rent when you can Own the Building put your home or put office in the front and live in or rent the back units Very visible location close to highways shopping and major highways plenty of parking and for residences and clients

Space Available:

Floor	SF Avail	Rent/SF/Yr	Occupancy	Lease Term	Space
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1st

1,340 SF

\$15.00/SF/Yr

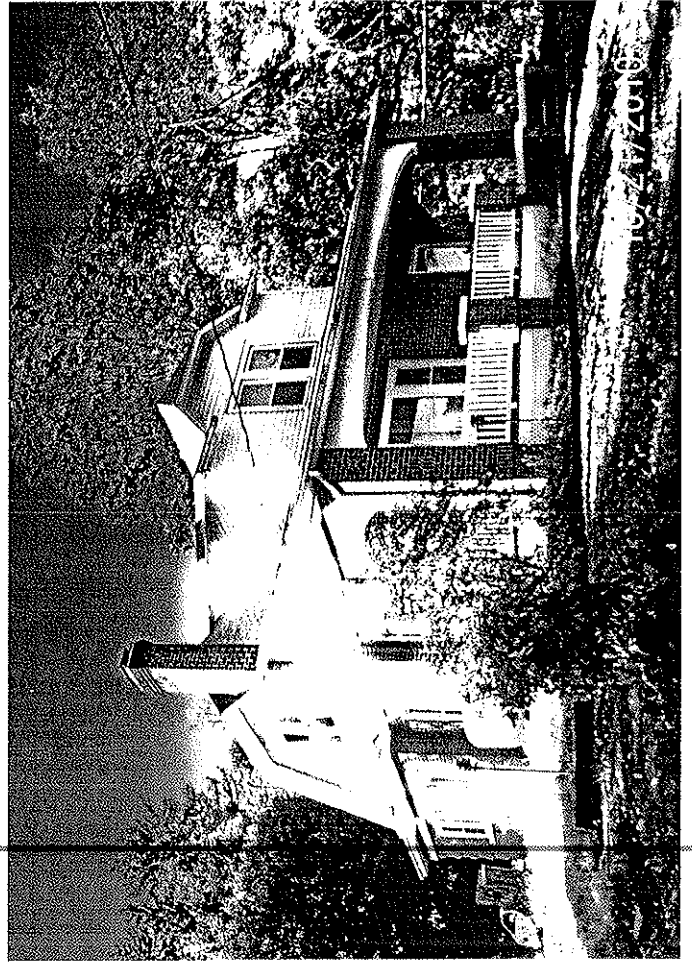
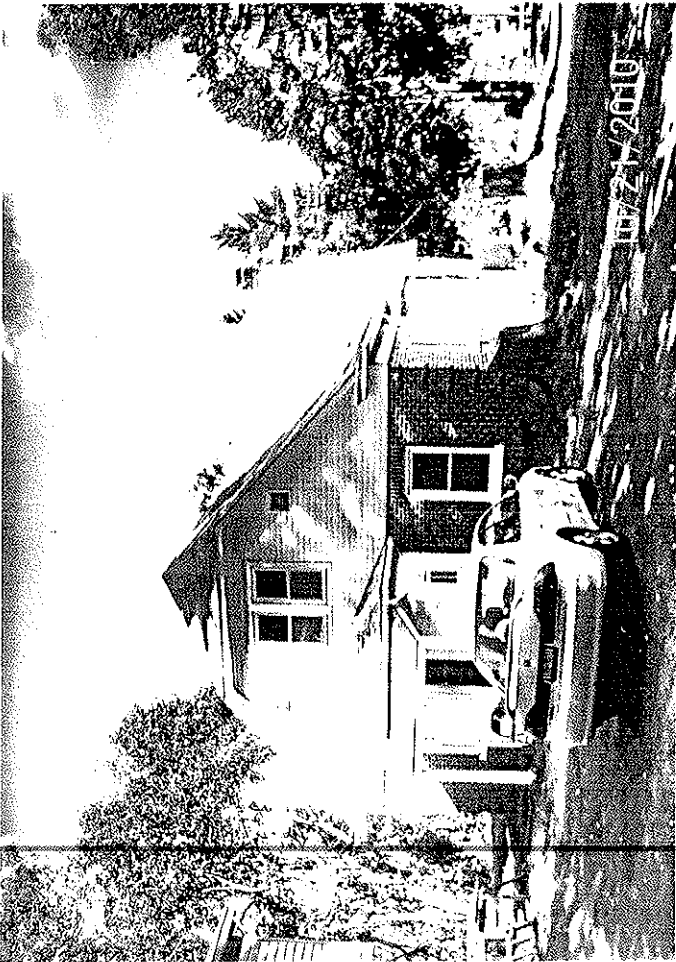
30 Days

Negotiable

Office



2523 Darrah, Anita Route 9W		334600 Newburgh Roll Year: 2011 Cur Yr Land Size: 1.10 acres		Active R/S: 1 1 Family Res		School: Newburgh Csd Land AV: 9.900 Total AV: 60.800	
Owner Total: 1 Name: Anita Darrah Add Addr: Street: 5216 Us Rte 9W PO Box: City: Newburgh, NY Zip: 12550				Site Total: 1 Proct: 1 Family R Nbrd Cd: 40114 Sewer: Private Water: Comm/pu Utilities: Electric			
Taxable Value County: 60.800 Muni: 60.800 School: 60.800 Schl after Star: 60.800		Miscellaneous Book: 11702 Page: 459 Montg: Bank: Acct No:		Land Total: 1 Type FF: Primary 0 Depth: 0 Acres: 1.10 Sqft: 0			
Sale Total: 1 Book Page Sale Date Sale Price Owner 11702 459 10/15/04 0 Darrah, Anita				Building Total: 1 Bldstyle: 14 Other Style Sfta: 2680 Baths: 1 1/2 Baths: 1 Beds: 3 Ext Wall: 01 Yr Built: 1930 Eff YrBt: 1996 Cond: Normal			
Exemption Total: 0 Code Amount Term Year Own Pct				Improvement Total: 4 Type Name Dim1 Dim2 SQFT Yr Built RG6 Gar-2.0 del 0 0 720.00 1930 RP2 Porch-cove 0 0 224.00 1930 RP2 Porch-cove 0 0 36.00 1930 RP4 Porch-encl 0 0 54.00 1930			
Special District Total: 4 Code Units Pct Type Value / Move Tax FD025 Middlehope Jr .00 .00 .00 LT004 Consol R .00 .00 .00 WD001 Consol wtr 1 .00 .00 .00 WD002 Consol wtr 2 .00 .00 .00							



25-2-3

Copy

Tax Map No. 25-2-3

Fellicello, Patricia L

Route 9W MD 25

Newburgh, New York 12550

You are hereby notified in accordance with the requirements of section 26-a of the Tax Law that the assessed valuation for tax purposes on the real property described below, owned by you, has been fixed for the current year at \$ 60,800, that the assessed valuation of such property on the last preceding assessment roll was \$ 57,800, and that the assessment this year represents an increase \$ 3,000 decrease

Partial construction & renovations of 2 Story Garage.

Still No Permit.

BOARD OF ASSESSORS

Town Newburgh County Orange

By Michael J. Fogarty, I

Sole Assessor

Dated, May 1, 1985

If you have any questions or grievance concerning the above change, you may telephone the Assessors Office at 564-4550, or come in and pick up an Assessment Appeal Procedure Booklet.

Last day for grievance — Third Tuesday in June

Tax Map No. 25-2-3

Fellicello, Patricia L

Route 9-W

Newburgh, New York 12550

You are hereby notified in accordance with the requirements of section 26-a of the Tax Law that the assessed valuation for tax purposes on the real property described below, owned by you, has been fixed for the current year at \$ 57,800, that the assessed valuation of such property on the last preceding assessment roll was \$ 53,800, and that the assessment this year represents an increase \$ 4,000 decrease

Change in ~~assessment~~ ^{assessment due} to partial construction and renovations two story garage.

--No building permit---

BOARD OF ASSESSORS

Town Newburgh County Orange

By Michael J. Fogarty, I

Sole Assessor

Dated, May 4, 1984

If you have any questions or grievance concerning the above change, you may telephone the Assessors Office at 564-4550, or come in and pick up an Assessment Appeal Procedure Booklet.

Last day for grievance — Third Tuesday in June



Property Description Report For: Route 9W, Municipality of Newburgh

No Photo Available

Status: Active
Roll Section: Taxable
Swis: 334600
Tax Map ID #: 25-2-3
Property Class: 210 - 1 Family Res
Site: RES 1
In Ag. District: No
Site Property Class: 210 - 1 Family Res
Zoning Code: -
Neighborhood Code: 40114
Total Assessment: 2010 - \$60,800
School District: Newburg
Legal Property Desc:
Deed Page: 459
Grid North: 989674

Land Assessment: 2010 - \$9,900
Total Acreage/Size: 1.10
Full Market Value: 2010 - \$185,400
Deed Book: 11702
Grid East: 627065

Area

Living Area: 2,680 sq. ft. **First Story Area:** 1,368 sq. ft.
Second Story Area: 0 sq. ft. **Half Story Area:** 1,012 sq. ft.
Additional Story Area: 0 sq. ft. **3/4 Story Area:** 0 sq. ft.
Finished Basement: 300 sq. ft. **Number of Stories:** 1.5

Structure

Building Style: Other Style **Bathrooms (Full - Half):** 1 - 1
Bedrooms: 3 **Kitchens:** 1
Fireplaces: 1 **Basement Type:** Full
Porch Type: Porch-Covered **Porch Area:** 224.00
Basement Garage Cap: 0 **Attached Garage Cap:** 0.00 sq. ft.
Overall Condition: Normal **Overall Grade:** Average
Year Built: 1930

Owners

Anita Darrah
 5216 Us Rte 9W
 Newburgh NY 12550

Sales

Sale Date	Price	Property Class	Sale Type	Prior Owner	Value Usable	Arms Length	Addl. Parcels	Deed Book	Deed Page
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OWNERSHIP & MAILING ADDRESS

PROPERTY IDENTIFICATION

SWIS S B L SUFFIX
 334600 25 2 3

CLASS CODE 210 OF 2 OF 2
 CARD NUMBER E GRID COORDINATE N

DATE	1 LAND	2 BLDG.	3 L&B	SALE PRICE	1 UNCONFIRMED	2 BUYER	4 FEE	3 SELLER	5 AGENT	VALIDITY
MO. YR.	1	2	3		1	2	3	4	5	1 YES
	1	2	3		1	2	3	4	5	1 2
	1	2	3		1	2	3	4	5	1 2
	1	2	3		1	2	3	4	5	1 2
	1	2	3		1	2	3	4	5	1 2
	1	2	3		1	2	3	4	5	1 2

SITE DESCRIPTION SITE NUMBER PROPERTY CLASS (PRCLAS)

NEIGHBORHOOD I.D.
 ZONING: 01 - NONE 04 - FARM 07 - MIXED
 02 - SINGLE RES. 05 - COMMERCIAL 08 - GOVERNMENT
 03 - MULTI RES. 06 - INDUSTRIAL

TOPOGRAPHY RATING: 1-GOOD 2-FAIR 3-POOR 4-VERY POOR
 VIEW: 1-DETRIMENTAL 2-TYPICAL 3-ENHANCING
 LAYOUT (FARMS ONLY) 1-POOR 2-AVERAGE 3-GOOD

FLOOD RATING: 1-ALWAYS 2-MIXED 3-OFTEN 4-SOME 5-NEVER
 MUCK: 1 2 3 4

SITE ELEVATION: 1-BELOW GRADE 2-LEVEL 3-ABOVE GRADE
 DWELLING SETBACK: NEAREST 10 FEET

ROAD: 1-NONE 2-UNIMPROVED 3-IMPROVED
 WATER: 1-NONE 2-PRIVATE 3-COMM/PUBLIC
 SEWER: 1-NONE 2-PRIVATE 3-COMM/PUBLIC
 OTHER UTILITIES: 1-NONE 2-GAS 3-ELECTRIC 4-GAS AND ELECTRIC

NEIGHBORHOOD TYPE:
 1- RURAL 2- SUBURBAN 3- URBAN 4- COMMERCIAL

SITE DESIRABILITY: 1- INFERIOR 2- TYPICAL 3- SUPERIOR
 LOT LANDSCAPING: 1 EXCELLENT 2 GOOD 3 FAIR 4 POOR 5 NONE

DRIVEWAY: 1- NONE 2- UNIMPROVED 3- IMPROVED
 FRONTING TRAFFIC: 1- HEAVY 2- MEDIUM 3- LIGHT

BUILDING PERMIT RECORD		
DATE	TYPE	AMOUNT
MO. YR.	1 DEMOL	NUMBER
	2 ADDN.	

RECORD OF OWNERSHIP

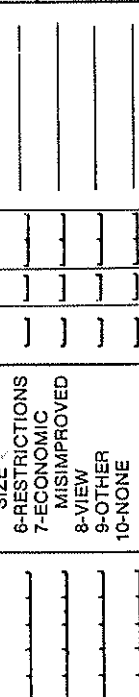
UNIT PRICE	DEPTH FACTOR	ADJUSTED FF PRICE	INFLUENCE CODE	INFLUENCE %	LAND VALUE

INFLUENCE CODES:
 1-CORNER
 2-TOPOGRAPHY
 3-UNIMPROVED
 4-EXCESSIVE FRONT
 5-SHAPE OR SIZE
 6-RESTRICTIONS
 7-ECONOMIC MISIMPROVED
 8-VIEW
 9-OTHER
 10-NONE

SPECIAL DISTRICTS

SCHOOL	FIRE	WATER	SEWER	LIGHT	PARK

ACRES	ASSESSMENT	LAND	IMPROVEMENTS	TOTAL	EXEMPTION	TAXABLE
() A.	19			19		
() A.						
() A.						
() A.						
() A.						



ACRES	ASSESSMENT	LAND	IMPROVEMENTS	TOTAL	EXEMPTION	TAXABLE
() A.	19			19		
() A.						
() A.						
() A.						
() A.						

