



TOWN OF NEWBURGH

Crossroads of the Northeast

ZONING BOARD OF APPEALS
OLD TOWN HALL
308 GARDNERTOWN ROAD
NEWBURGH, NEW YORK 12550

APPLICATION

OFFICE OF ZONING BOARD
(845) 566-4901

DATED: MARCH 4, 2020

TO: **THE ZONING BOARD OF APPEALS**
THE TOWN OF NEWBURGH, NEW YORK 12550

I (WE) DAVID KOHL PRESENTLY

RESIDING AT NUMBER 125 POWELTON CIRCLE

TELEPHONE NUMBER 845-220-7894

HEREBY MAKE APPLICATION TO THE ZONING BOARD OF APPEALS FOR THE FOLLOWING:

- A USE VARIANCE
- AN AREA VARIANCE
- INTERPRETATION OF THE ORDINANCE
- SPECIAL PERMIT

1. LOCATION OF THE PROPERTY:

80-4-3 (TAX MAP DESIGNATION)
125 POWELTON CIRCLE (STREET ADDRESS)
R.1 (ZONING DISTRICT)

2. PROVISION OF THE ZONING LAW APPLICABLE, (INDICATE THE SECTION AND SUBSECTION OF THE ZONING LAW APPLICABLE BY NUMBER; DO NOT QUOTE THE LAW).

SECTION 185 ATTACHMENT 7 FOR FRONT YARD SETBACKS IN A R-1 ZONE. REQUIRED 50 FT SETBACK

BULK TABLE SCHEDULE 3



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d) THE HARDSHIP HAS NOT BEEN SELF-CREATED BECAUSE:

THIS IS AN EXISTING HOUSE AND LOT.

6. IF AN AREA VARIANCE IS REQUESTED:

a) THE VARIANCE WILL NOT PRODUCE AN UNDESIRABLE CHANGE IN THE CHARACTER OF THE NEIGHBORHOOD OR A DETRIMENT TO NEARBY PROPERTIES BECAUSE:

THE PROPOSED ADDITION WILL CREATE A MORE INVITING AND USEFUL FRONT ENTRANCE AS WELL AS CREATE A MORE USEFUL LIVING ROOM SPACE.

b) THE BENEFIT SOUGHT BY THE APPLICANT CAN NOT BE ACHIEVED BY SOME METHOD, FEASIBLE FOR THE APPLICANT TO PURSUE, OTHER THAN AN AREA VARIANCE, BECAUSE:

EXISTING HOUSE MAIN ENTRY MAKES IT DIFFICULT TO USE FRONT ENTRY AS A VIABLE ENTRANCE. IS 245 S.F. AND WILL MAKE FOR A MUCH MORE GRACIOUS LIVING ROOM SPACE, ENTRY HALL AND STEPS.

c) THE REQUESTED AREA VARIANCE IS NOT SUBSTANTIAL BECAUSE:

THE EXISTING LIVING ROOM WIDTH OF 11'-6" IS VERY NARROW FOR MODERN DAY USE. THE PROPOSED ADDITION IS REASONABLE GIVEN EXISTING TREES WILL ALSO BUFFER PLANNED EXTENSION. A VARIANCE PERCENTAGE OF 20.5% IS REASON-

d) THE PROPOSED VARIANCE WILL NOT HAVE AN ADVERSE EFFECT OR IMPACT ON THE PHYSICAL OR ENVIRONMENTAL CONDITIONS IN THE NEIGHBORHOOD OR DISTRICT BECAUSE:

THE PROPOSED ADDITION WILL ENHANCE THE APPEAL AND OVERALL VALUE OF THE HOUSE WITH NEW FIBRE CEMENT SIDING, NEW WINDOWS, ROOFING AND A NEW COVERED ENTRY PORCH.

e) THE HARDSHIP HAS NOT BEEN SELF-CREATED BECAUSE:

EXISTING HOUSE ON EXISTING LOT.



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OFFICE OF ZONING BOARD
(845) 566-4901

7. ADDITIONAL REASONS (IF PERTINENT):

PETITIONER (S) SIGNATURE

STATE OF NEW YORK: COUNTY OF ORANGE:

SWORN TO THIS 5th DAY OF March 2020

NOTARY PUBLIC

MICHELLE KELSON
Notary Public, State Of New York
Sullivan County, Clerk's #2564
Commission Expires: March 20, 2022

NOTE: NYS GML Section 239-m (3) for proposed actions that are within 500 feet of the properties or thresholds listed in the statute the Zoning Board of Appeals is required to send a copy of the complete application to the Orange County Department of Planning to be reviewed prior to Zoning Board of Appeals decision. And also NYS GML Section 239-NN requires notification for any proposed actions, to the Municipal Clerk, within 500 feet of the Border of that adjoining County, Town or City.
(ALL MATERIALS REGARDING THE APPLICATION MUST BE SUBMITTED TO THE ZONING BOARD OFFICE FOR REVIEW NO LATER THAN 10 DAYS PRIOR TO THE HEARING DATE OR THEY MAY NOT BE CONSIDERED THE NIGHT OF THE MEETING).

(NOTE: BOARD MEMBERS MAKE SITE VISITS TO ALL THE PROPERTIES)

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: ADDITION + RENOVATION AT 125 POWELTON CIRCLE.			
Project Location (describe, and attach a location map): 125 POWELTON CIRCLE, NEWBURGH, NY 12550			
Brief Description of Proposed Action: EXTEND EXISTING LIVING ROOM & RELOCATE FRONT ENTRY WITH COVERED PORCH AREA TO ALLOW BETTER ACCESS TO HOUSE. EXTEND EXISTING BEDROOM AT REAR OF HOUSE. REMOVE EXISTING DRIVE-IN GARAGE AT BASEMENT.			
Name of Applicant or Sponsor: DAVID KOHL		Telephone: 845-220-7894	
		E-Mail: DKKOHL@YAHOO.COM	
Address: 424 CARPENTER AVE., APT. 2			
City/PO: NEWBURGH		State: NY	Zip Code: 12550
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? 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.			NO <input checked="" type="checkbox"/>
			YES <input type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval: AREA VARIANCE FOR FRONT YARD SETBACK. BUILDING PERMIT			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
3.a. Total acreage of the site of the proposed action?		1.079 acres	
b. Total acreage to be physically disturbed?		.12 acres	
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		1.079 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 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): _____			
<input type="checkbox"/> Parkland			

5. Is the proposed action, a. A permitted use under the zoning regulations?	NO	YES	N/A
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	NO	YES	N/A
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation service(s) available at or near the site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: <u>YES</u>	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: <u>EXISTING SEPTIC</u>	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Is the proposed action located in an archeological sensitive area?	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban			
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
16. Is the project site located in the 100 year flood plain?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: <u>STORM WATER FROM HOUSE GUTTERS WILL BE CONTAINED ON SITE.</u> <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES			

<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>_____</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>_____</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>_____</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>DAVID KOTE</u></p>	<p>Date: <u>3/5/2020</u></p>	
<p>Signature: <u>[Signature]</u></p>		

Project:

Date:

Short Environmental Assessment Form
Part 2 - Impact Assessment

Part 2 is to be completed by the Lead Agency.

Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing:		
a. public / private water supplies?	<input type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input type="checkbox"/>	<input type="checkbox"/>
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input type="checkbox"/>	<input type="checkbox"/>

Project:	
Date:	

**Short Environmental Assessment Form
Part 3 Determination of Significance**

For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

- Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
- Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.

_____	_____
Name of Lead Agency	Date
_____	_____
Print or Type Name of Responsible Officer in Lead Agency	Title of Responsible Officer
_____	_____
Signature of Responsible Officer in Lead Agency	Signature of Preparer (if different from Responsible Officer)

ORANGE COUNTY CLERK'S OFFICE RECORDING PAGE

THIS PAGE IS PART OF THE INSTRUMENT - DO NOT REMOVE



TYPE NAME(S) OF PARTY(S) TO DOCUMENT: BLACK INK

EDWIN K. KOHL
JEAN A. KOHL
TO
DAVID K. KOHL

SECTION 80 BLOCK 4 LOT 3

RECORD AND RETURN TO:
(Name and Address)

JOHN S. HICKS, ESQ.
11 MAIN STREET
P.O. BOX 493
CHESTER, NY 10918

THIS IS PAGE ONE OF THE RECORDING
ATTACH THIS SHEET TO THE FIRST PAGE OF EACH
RECORDED INSTRUMENT ONLY

DO NOT WRITE BELOW THIS LINE

INSTRUMENT TYPE: DEED [X] MORTGAGE [] SATISFACTION [] ASSIGNMENT [] OTHER []

PROPERTY LOCATION

- 2089 BLOOMING GROVE (TN)
2001 WASHINGTONVILLE (VLG)
2289 CHESTER (TN)
2201 CHESTER (VLG)
2489 CORNWALL (TN)
2401 CORNWALL (VLG)
2600 CRAWFORD (TN)
2800 DEERPARK (TN)
3089 GOSHEN (TN)
3001 GOSHEN (VLG)
3003 FLORIDA (VLG)
3005 CHESTER (VLG)
3200 GREENVILLE (TN)
3489 HAMPTONBURGH (TN)
3401 MAYBROOK (VLG)
3689 HIGHLANDS (TN)
3601 HIGHLAND FALLS (VLG)
3889 MINISINK (TN)
3801 UNIONVILLE (VLG)
4089 MONROE (TN)
4001 MONROE (VLG)
4003 HARRIMAN (VLG)
4005 KIRYAS JOEL (VLG)
4289 MONTGOMERY (TN)
4201 MAYBROOK (VLG)
4203 MONTGOMERY (VLG)
4205 WALDEN (VLG)
4489 MOUNT HOPE (TN)
4401 OTISVILLE (VLG)
4600 NEWBURGH (TN)
4800 NEW WINDSOR (TN)
5089 TUXEDO (TN)
5001 TUXEDO PARK (VLG)
5200 WALLKILL (TN)
5489 WARWICK (TN)
5401 FLORIDA (VLG)
5403 GREENWOOD LAKE (VLG)
5405 WARWICK (VLG)
5600 WAWAYANDA (TN)
5889 WOODBURY (TN)
5801 HARRIMAN (VLG)
CITIES
0900 MIDDLETOWN
1100 NEWBURGH
1300 PORT JERVIS
9999 HOLD

NO. PAGES 4 CROSS REF
CERT. COPY ADD'L X-REF
MAP # PGS.

PAYMENT TYPE: CHECK
CASH
CHARGE
NO FEE

CONSIDERATION \$ 0
TAX EXEMPT

MORTGAGE AMT \$
DATE

MORTGAGE TAX TYPE:

- (A) COMMERCIAL/FULL 1%
(B) 1 OR 2 FAMILY
(C) UNDER \$10,000
(E) EXEMPT
(F) 3 TO 6 UNITS
(I) NAT. PERSON/CR. UNION
(J) NAT.PER-CR.UN/1 OR 2
(K) CONDO

Donna L. Benson

DONNA L. BENSON
Orange County Clerk

RECEIVED FROM: Hicks

LIBER 5714 PAGE 103

STATE OF NEW YORK (COUNTY OF ORANGE) SS:
I, ANN G. RABBITT, COUNTY CLERK AND CLERK OF THE
SUPREME AND COUNTY COURTS, ORANGE COUNTY, DO
HEREBY CERTIFY THAT I HAVE COMPARED THIS COPY WITH
THE ORIGINAL THEREOF FILED OR RECORDED IN MY OFFICE
ON December 17, 2001 AND THE SAME IS A CORRECT
TRANSCRIPT THEREOF. IN WITNESS WHEREOF, I HAVE
HEREUNTO SET MY HAND AND AFFIXED MY OFFICIAL SEAL.

Ann G. Rabbitt

COUNTY CLERK & CLERK OF THE SUPREME COUNTY COURTS
ORANGE COUNTY March 4, 2020

LIBER 5714 PAGE 103

ORANGE COUNTY CLERKS OFFICE 74718 LMS
RECORDED/FILED 12/17/2001 01:58:30 PM
FEES 47.00 EDUCATION FUND 5.00
SERIAL NUMBER: 004795
DEED CNTL NO 68271 RE TAX .00

E&J Kohl 898.01 Life Estate Deed

Bargain and Sale Deed with Covenants against Grantor's Act
Consult Your Lawyer Before Signing This Instrument
This instrument should be used by lawyers only.

THIS INDENTURE, made the 6th day of December, in the year Two Thousand One

BETWEEN EDWIN K. KOHL and JEAN A. KOHL, husband and wife, residing at 125 Powelton Circle, Newburgh, New York 12550, party of the first part,

AND DAVID K. KOHL, residing at 424 Carpenter Avenue, Apt. 2, Newburgh, New York 12550, party of the second part,

WITNESSETH, that the party of the first part, in consideration of Ten Dollars, lawful money of the united States, and other good and valuable consideration, paid by the party of the second part, does hereby grant and release unto the party of the second part, the heirs or successors and assigns of the party of the second part forever,

ALL that certain plot, piece or parcel of land lying to the West of Circle Drive in Powelton Farms Area, of the Town of Newburgh, County of Orange, State of New York, and more accurately bounded and described as follows:

BEGINNING at a stake in the westerly line of Circle Drive, said stake being located S 13° 38' 30" E 559.69 feet from the southwest corner of the intersection of Circle Drive with Catalpa Road; said point being the southeast corner of lot being conveyed to one Snyder; thence along the westerly line of Circle Drive S 13° 38' 30" E 61.31 feet to a stake at the point of curvature of a curve to the right having a radius of 300 feet; thence along said curve to a stake located S 2° 59' W 170 feet distance; thence N 67° 21' 50" W 197.67 feet to a stake; thence N 13° 38' 30" W 225 feet to a stake, said stake marking the southwest corner of lot of Snyder; thence along the southerly line of said Snyder S 74° 07' 30" E 239.02 feet to the point of beginning. Containing one (1) acre more or less.

ALSO a strip of land 25 feet in width extending along the front of the premises hereinbefore described to the center line of Circle Drive, Subject to the rights of the public to the use of Circle Drive, which street is 50 feet in width.

ALSO SUBJECT to the following covenants, which are made covenants running with the land:

1. That the premises hereby conveyed shall never be used for business or manufacturing purposes, except for office of doctor or dentist.
2. That the premises will not be used for manufacture or sale of spirituous liquors or intoxicating beverages.
3. That only one dwelling house and the necessary or usual out-buildings thereto shall be erected and placed upon the premises hereby conveyed.
4. That no structure shall be erected, nearer than 25 feet from the line or side of any street.

BEING the same premises as conveyed by Deed to Edwin K. Kohl and Jean A. Kohl from Powelton Farms Corporation dated June 9, 1953, and recorded in the Orange County Clerk's Office on June 25, 1953, in Liber 1272 at page 181.

RESERVING TO Edwin K. Kohl and Jean A. Kohl the right to occupy the premises as their residence and during their lifetime, continuing therewith their responsibility and obligation for payment of taxes and/or maintenance costs.

TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof,

TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to said premises,

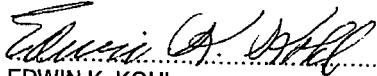
TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part forever.

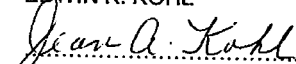
AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the said premises have been encumbered in any way whatever, except as aforesaid.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose. The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the part of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:

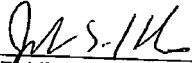

.....
EDWIN K. KOHL


.....
JEAN A. KOHL

STATE OF NEW YORK)
COUNTY OF ORANGE) ss:

On this 6th day of December, in the year 2001, before me, the undersigned, a notary public in and for said state, personally appeared EDWIN K. KOHL and JEAN A. KOHL, personally known to me or proved to me on the basis of satisfactory evidence to be the

individuals whose names are subscribed to the within instrument and acknowledged to me that they executed the same in their capacities, and that by their signatures on the instrument, the individuals, or the person upon behalf of which the individuals acted, executed the instrument.



Notary Public

JOHN S. HICKS
Notary Public - New York State
Residing in Orange County
Commission Expires May 31, 2003
Registration #: 1788736

Section: 80
Block: 4
Lot: 3
Town of: Newburgh
County of: Orange



TOWN OF NEWBURGH

~Crossroads of the Northeast~

CODE COMPLIANCE DEPARTMENT
308 GARDNERTOWN ROAD
NEWBURGH, NEW YORK 12550

TELEPHONE 845-564-7801
FAX LINE 845-564-7802

2835-20

NOTICE OF DISAPPROVAL OF BUILDING PERMIT APPLICATION

Date: 03/16/2020

Application No. 20-0220

DAVID
To: Edwin Kohl
125 Powelton Circle
Newburgh, NY 12550

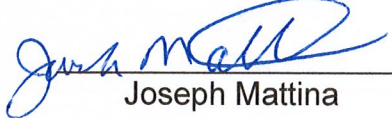
SBL: 80-4-3
ADDRESS: 125 Powelton Cir

ZONE: R1

PLEASE TAKE NOTICE that your application dated 03/10/2020 for permit to build a 10' x 30'-8" addition in the front yard on the premises located at 125 Powelton Cir is returned herewith and disapproved on the following grounds:

Town of Newburgh Municipal Code:

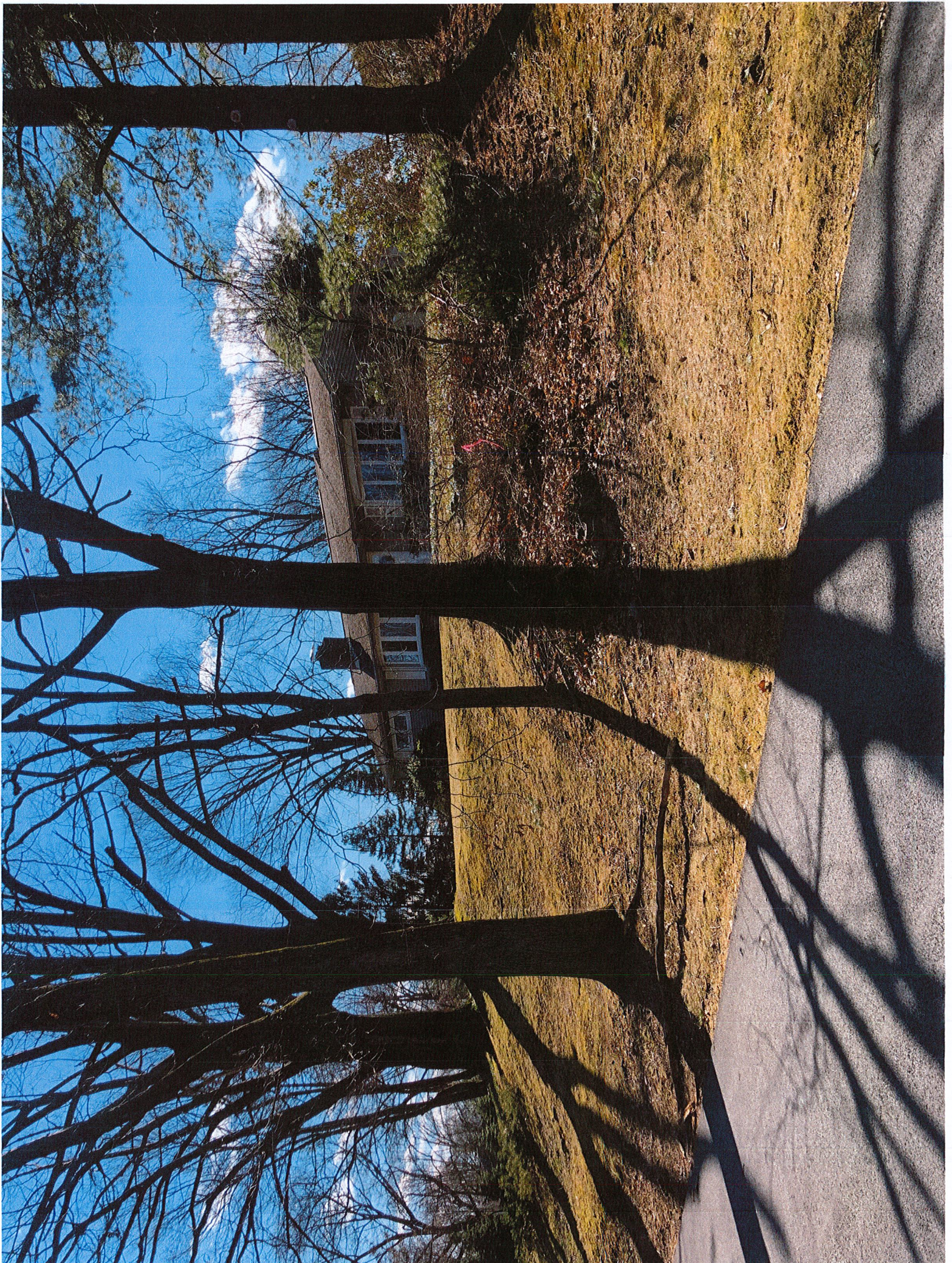
1) Bulk table schedule 3: Requires a front yard setback of 50' minimum.


Joseph Mattina

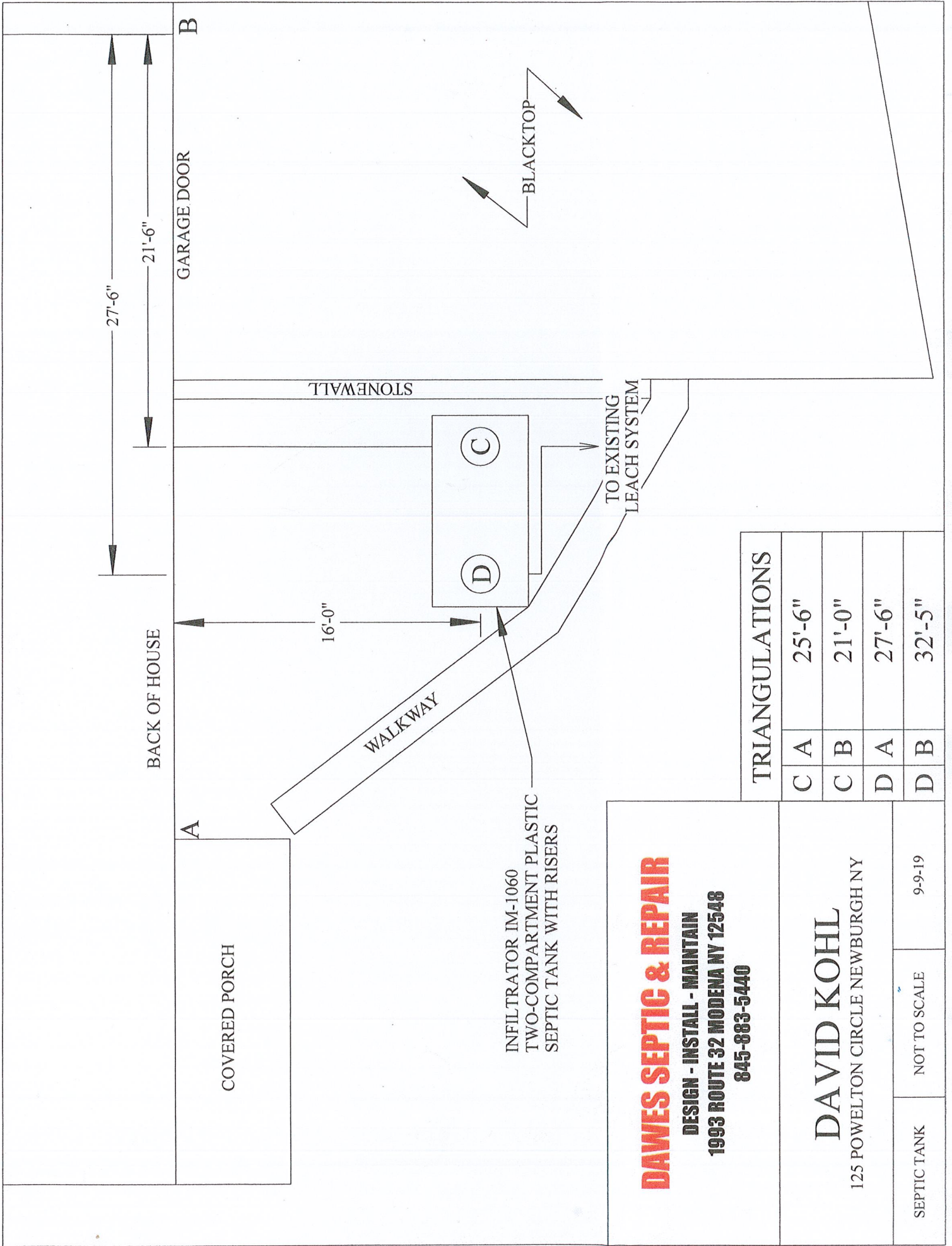
Cc: Town Clerk & Assessor (500')
File











TRIANGULATIONS	
C A	25'-6"
C B	21'-0"
D A	27'-6"
D B	32'-5"

DAWES SEPTIC & REPAIR
 DESIGN - INSTALL - MAINTAIN
 1993 ROUTE 32 MODENA NY 12548
 845-883-5440

DAVID KOHL
 125 POWELTON CIRCLE NEWBURGH NY

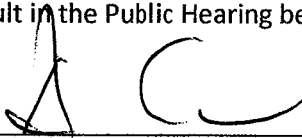
SEPTIC TANK	NOT TO SCALE	9-9-19
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**AFFIDAVIT OF POSTING(S) OF
NOTICE OF PUBLIC HEARING
AT THE PROPERTY**

STATE OF NEW YORK: COUNTY OF ORANGE:

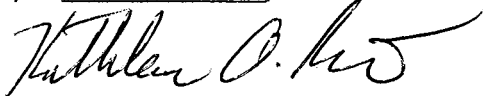
I DAVID KOHL, being duly sworn, depose and say that I did on or before
June 11, 2020, post and will thereafter maintain at
125 Powelton Cir 80-4-3 R1 Zone in the Town of Newburgh, New York, at or near the front
property line(s) and within view of each fronting street a copy(ies) of the Notice of Public Hearing, which
notice was in the form attached hereto.

The applicant shall maintain and update notice(s) (with amended information if there is any change to the information contained in the original Notice of Hearing) until after the Public Hearing is closed. The Notice must then be removed and property disposed of within ten (10) days of the close of the Public Hearing. Failure to follow the required procedure may result in the Public Hearing being held open for additional time.



Sworn to before me this 5th

day of June, 2020.



KATHLEEN A. PARISI
Notary Public, State of New York
Qualified in Orange County
Registration No. 01PA6073682
Commission Expires April 29, 2022

