

# Town of Newburgh Code Compliance

OWNER INFORMATION **BUILT WITH OUT A PERMIT** YES / NO

NAME: LAWRENCE LUBKERT

ADDRESS: 13 WINDWOOD DR NEWBURGH NY 12550

2521-15  
Pg 1 of 2  
↓ Rec'd

**PROJECT INFORMATION:**

TYPE OF STRUCTURE: REAR 20'-6" X 44'-6" ADDITION W/ 10' X 24' COVERED PATIO

SBL: 90-6-14 ZONE: R-1

TOWN WATER:  YES / NO TOWN SEWER:  YES / NO

Zoning Board of Appeals  
**SEP 18 2015**  
 Town of Newburgh

	MINIMUM	EXISTING	PROPOSED	VARIANCE	VARIANCE PERCENTAGE
LOT AREA					
LOT WIDTH		RED INDICATES CHANGES FROM THE ORIGINAL SUBMISSION			
LOT DEPTH					
FRONT YARD					
REAR YARD	40'		31.1'	8.9'	22.25%
ONE SIDE YARD	30'	INCREASING THE DEGREE OF NON-CONFORMITY			
COMBINED SIDE YARDS	80'				
BUILDING COVERAGE	10%=1312.5		2522 SF	1209.5 SF	92.15%
SURFACE COVERAGE	20%=2625		3107 SF	482 SF	19.08%

INCREASING DEGREE OF NON-CONFORMITY - 185-19-C-1  YES X 2  
 2 OR MORE FRONT YARDS FOR THIS PROPERTY ----- YES / NO  
 CORNER LOT - 185-17-A ----- YES / NO

**ACCESSORY STRUCTURE:**

GREATER THEN 1000 S.F. OR BY FORMULA - 185-15-A-4 ----- YES / NO  
 FRONT YARD - 185-15-A ----- YES / NO  
 STORAGE OF MORE THEN 4 VEHICLES ----- YES / NO  
 HEIGHT MAX. 15 FEET - 185-15-A-1 ----- YES / NO  
 10% MAXIMUM YARD COVERAGE - 185-15-A-3 ----- YES / NO

NOTES: **PREVIOUSLY RECEIVED AREA VARIANCES FOR A FRONT / SIDE BEDROOM ADDITION ON 4-25-2013 (ZBA # 2350-13)**

**VARIANCE(S) REQUIRED:**

- 1 Bulk table schedule 1 requires a minimum rear yard setback of 40'
- 2 Bulk table schedule 1 allows a maximum building surface coverage of 10%
- 3 Bulk table schedule 1 allows a maximum lot surface coverage of 20%.
- 4 185-19-C-1 Shall not increase the degree of non-conformity. (one side yard)

REVIEWED BY: Joseph Mattina DATE: 13-Aug-15

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NOTES: PREVIOUSLY RECEIVED AREA VARIANCES FOR A FRONT / SIDE BEDROOM ADDITION ON 4-25-2013 (ZBA # 2350-13)

**VARIANCE(S) REQUIRED:**

- 1 185-19-C-1 Shall not increase the degree of non-conformity. (combined side yard)
- 2 \_\_\_\_\_
- 3 \_\_\_\_\_
- 4 \_\_\_\_\_

REVIEWED BY: Joseph Mattina      DATE: 13-Aug-15