

ZONING BOARD OF APPEALS  
Town of Owasco, New York  
Application for Interpretation or Variance  
OFFICE USE ONLY

8' NORTH SIDE  
YARD AREA  
VARIANCE TO  
12' X 20'  
DETACHED  
GARAGE

This section to be completed by Code Enforcement Officer. Define part of ordinance

a. Ordinance ZONING Case No. \_\_\_\_\_  
b. Title TABLE OF DIMENSIONAL REQUIREMENTS Date Rec'd BA \_\_\_\_\_  
c. Section 150 Date Hearing \_\_\_\_\_  
e. Paragraph ATTACHMENT 1 Date Action \_\_\_\_\_  
Action \_\_\_\_\_

To the Zoning Board of Appeals:

A. Statement of Ownership and Interest

1. The applicant(s) TODD GREENBLOT DEBBIE GIANNONE  
(is) (are) the owner(s) of property situated at 403 WATERS EDGE  
OWASCO, NY

2. The applicant's appeal concerns the property owned by \_\_\_\_\_  
and located at \_\_\_\_\_

Tax Map # 138.01 - 01 - 10.1

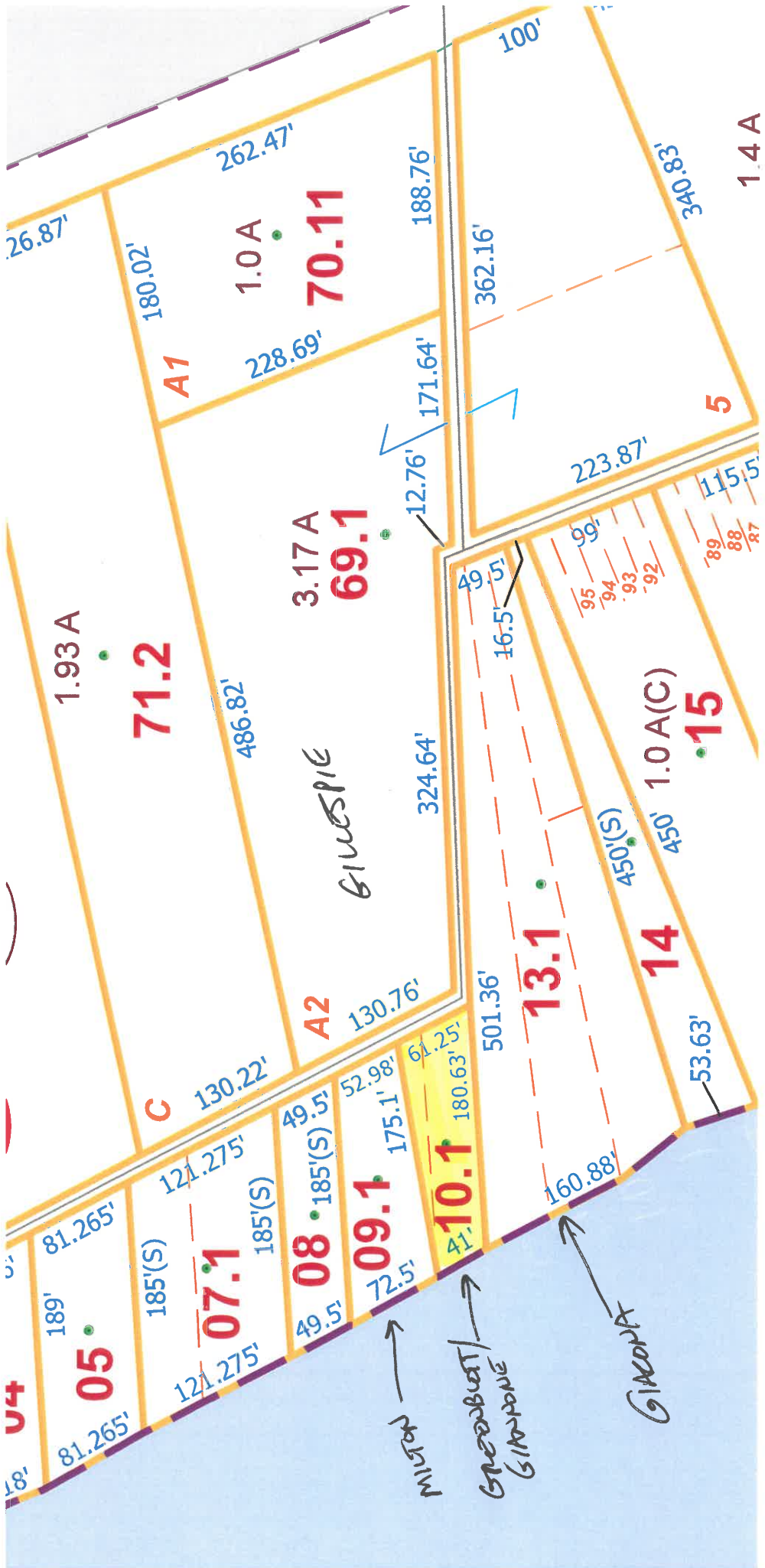
B. Nature of Request: TO BUILD GARAGE - SINGLE CAR  
ADD TO EXISTING RETAINING WALLS

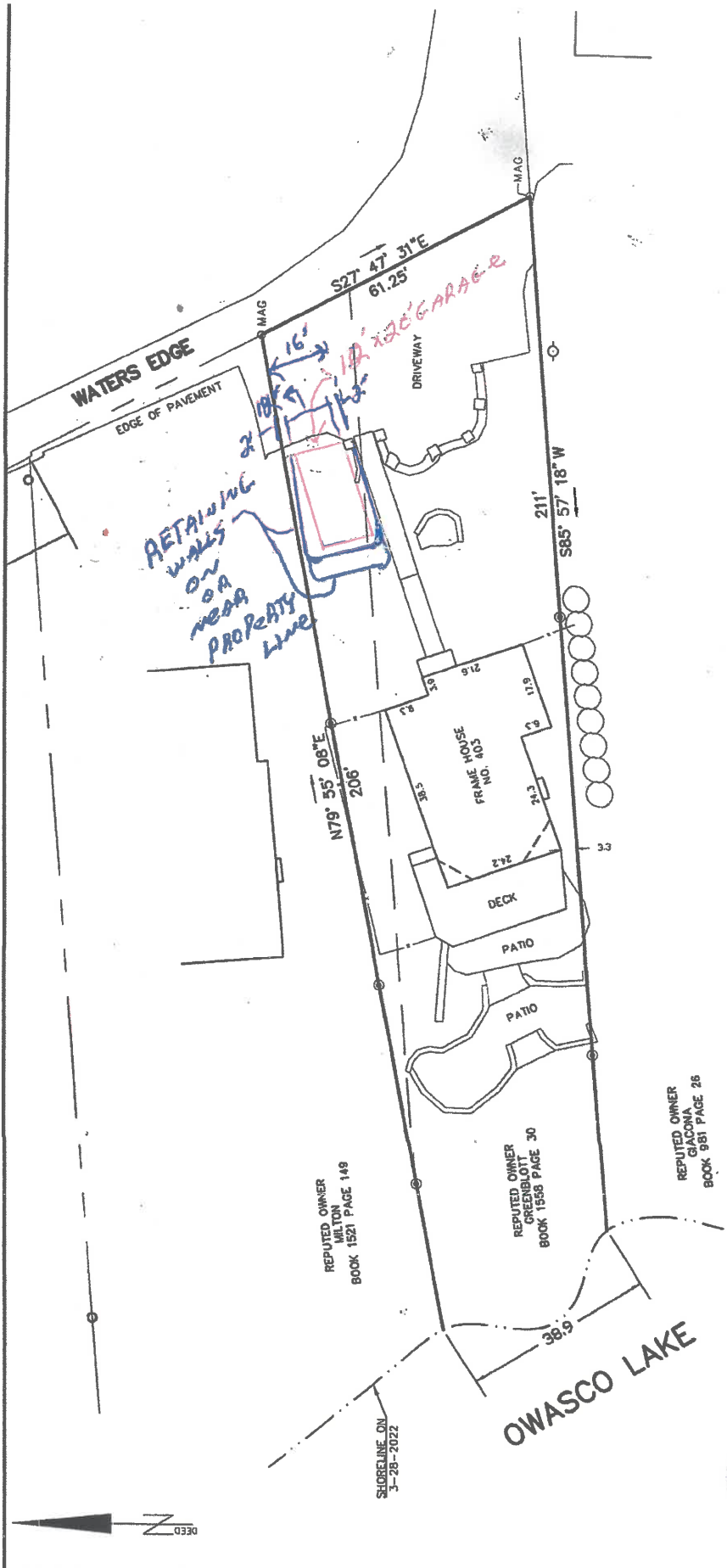
C. Attach copy of Plot Plan

Signature(s) [Signature]

Telephone No. \_\_\_\_\_ DATE 6-2-2022

Cell No. 607-723-3111  
607-760-1815





REPUTED OWNER  
MILTON  
BOOK 1521 PAGE 149

REPUTED OWNER  
GREENBLOTT  
BOOK 1558 PAGE 30

REPUTED OWNER  
GIACONA  
BOOK 981 PAGE 26

*RETAINING  
WALLS  
ON  
OR  
NEAR  
PROPERTY  
LINE*

*12' x 20' GARAGE*

**PARCEL OF LAND**

TOWN OF OWASCO

COUNTY OF CAYUGA

STATE OF NEW YORK

PAUL JAMES OLSZEWSKI, P.L.S., PLLC

51 FENNEL STREET

SKANEATELES NEW YORK, 13152

315-488-5552

pjosurvey.com

PROJECT No. OW138.01-01-10.1

SCALE: 1" = 20 FEET

DATE: APRIL 7, 2022

SURVEY SUBJECT TO ANY STATE OF FACTS AN ACCURATE AND UP TO DATE ABSTRACT OF TITLE WILL SHOW.

THE UNDERSIGNED SURVEYOR HEREBY CERTIFIES THAT THIS IS AN ACCURATE MAP OF AN ACTUAL SURVEY COMPLETED 03-28-2022.

*[Signature]*

PAUL J. OLSZEWSKI, P.L.S. LICENSE No. 50212

UNEMPLOYED SURVEYOR OR SURVEYOR AT LARGE: THIS SIGNATURE AND SIGNATURE IS NOT VALID FOR THE PURPOSES OF SECTION 1709, SUB-DIVISION 1, OF THE NEW YORK STATE EDUCATION LAW. THESE ARE THE NAMES OF THIS SURVEYOR AND NOT VALID FOR THE PURPOSES OF SECTION 1709, SUB-DIVISION 1, OF THE NEW YORK STATE EDUCATION LAW. THESE ARE THE NAMES OF THIS SURVEYOR AND NOT VALID FOR THE PURPOSES OF SECTION 1709, SUB-DIVISION 1, OF THE NEW YORK STATE EDUCATION LAW.

DATE: APRIL 7, 2022

**LEGEND**

- CONCRETE MONUMENT FOUND
- IRON PIPE FOUND
- IRON ROD FOUND
- ⊙ IRON ROD SET
- ⊕ UTILITY POLE

**REFERENCE**

PROPOSED LINE ADJUSTMENT MAP MADE FOR TODD MILTON AND LESLIE M. MILTON PREPARED BY JAMES WARREN DATED 3-18-2015.

**Town of Owasco Planning Board**  
2 Bristol Ave.  
Auburn, NY 13021  
Phone: (315) 253-9021 Fax: (315) 253-2683  
[owascoplanning@centralny.twcbc.com](mailto:owascoplanning@centralny.twcbc.com)

**APPLICATION FOR SITE DEVELOPMENT PLAN APPROVAL**

Preliminary  Date \_\_\_\_\_ (Check appropriate boxes) Final  Date \_\_\_\_\_

Name of Proposed Development \_\_\_\_\_

Applicant: TODD GREEN BLOT

Plans prepared by:

Name: DEBBIE GIANNONE

Name: \_\_\_\_\_

Address: 403 WATERS EDGE

Address: \_\_\_\_\_

OWASCO, NY

Telephone/Cell: 607-723-3111  
607-760-1815

Telephone/Cell: \_\_\_\_\_

Owner: (if different)

(If more than one owner, provide information for each)

Name: \_\_\_\_\_

Address: \_\_\_\_\_

Telephone/Cell: \_\_\_\_\_

Ownership intentions—i.e., purchase options: BUILD A GARAGE

ADD TO EXISTING RETAINING WALLS

Location of site: 403 WATERS EDGE

Tax Map No.: \_\_\_\_\_

Current zoning classification:  Residential  Lakeshore  Agriculture/Residential

State and federal permits needed (List type and appropriate departments): \_\_\_\_\_

Proposed use(s) of Site: \_\_\_\_\_

Total site area (square feet or acres): 10,656' SQFT

Anticipated construction time: 1- MONTH

Will development be phased: NO

Current land use of site: (agriculture, commercial, undeveloped, etc.): RESIDENTIAL

Current condition of site: (buildings, brush, etc.) HOUSE

Character of surrounding lands: (residential, agriculture, lakeshore, etc.) LAKE SHORE

Estimated cost of proposed improvement: \$ \_\_\_\_\_

Anticipated increase in number of residents, shoppers, employees, etc.: (as applicable) 0

Describe proposed use including primary and secondary use, ground floor area, height and number of stories for each building:

- For residential buildings include number of dwelling units by size (efficiency, one bedroom, two bedrooms, three or more bedrooms) and number of parking spaces to be provided:

GARAGE SINGLE CAR

- For non-residential buildings, include total floor area, total sales area, number of automobile and truck parking spaces:

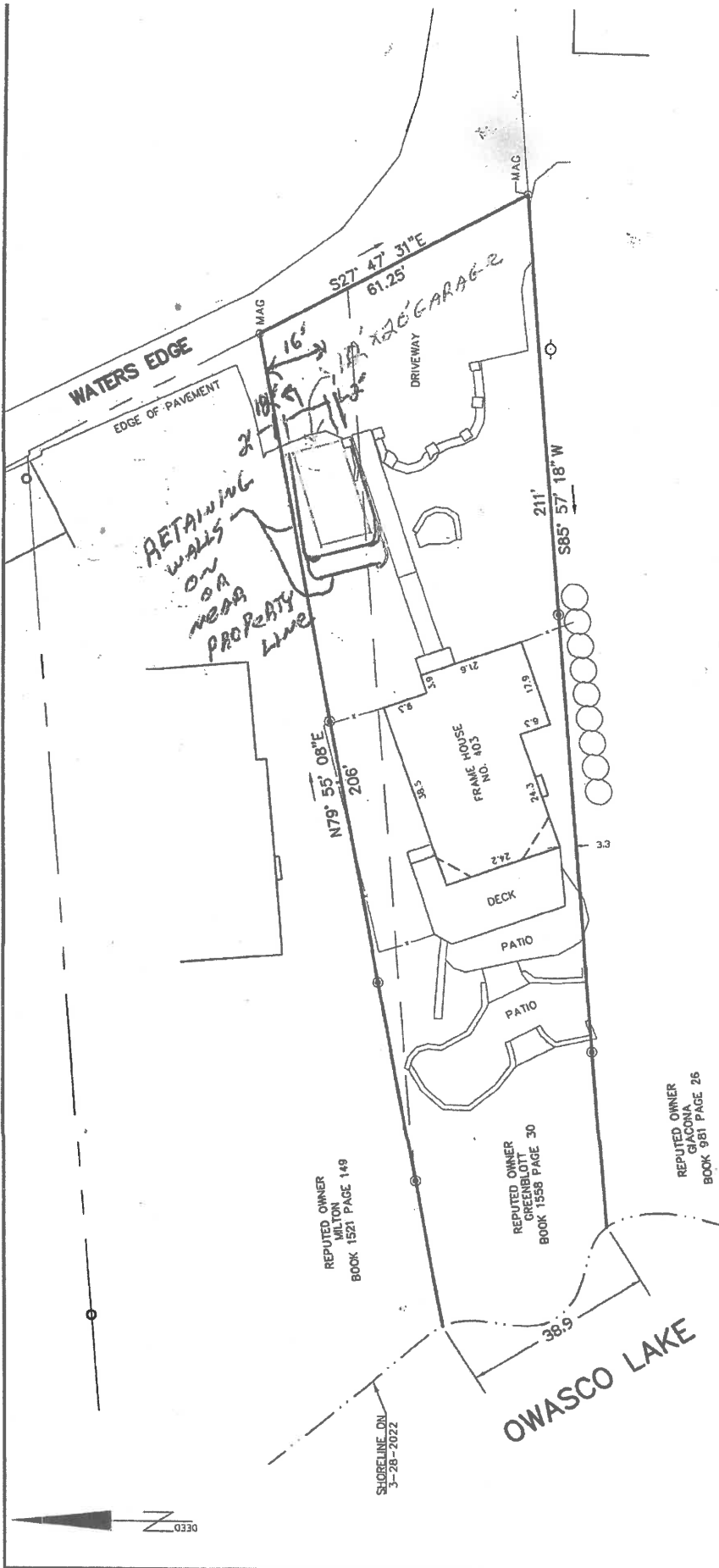
200 TO 240 SQFT

- Other proposed structures:

(Use separate sheet if needed)

  
Signature of Applicant

6-2-2022  
Date:



REPUTED OWNER  
MILTON  
BOOK 1521 PAGE 149

REPUTED OWNER  
GREENBLATT  
BOOK 1558 PAGE 30

REPUTED OWNER  
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WILL SHOW.

THE UNDERSIGNED SURVEYOR HEREBY CERTIFIES  
THAT THIS IS AN ACCURATE MAP OF AN ACTUAL  
SURVEY COMPLETED 03-28-2022.

*Paul J. Olszewski*

PAUL J. OLSZEWSKI/P.L.S. LICENSE NO. 50212

MEMBERSHIP IN THE NATIONAL SOCIETY OF PROFESSIONAL SURVEYORS IS A REQUIREMENT FOR THE ISSUANCE OF A LICENSE TO PRACTICE SURVEYING IN THE STATE OF NEW YORK. THE NATIONAL SOCIETY OF PROFESSIONAL SURVEYORS IS A VOLUNTARY ORGANIZATION AND IS NOT A PART OF THE GOVERNMENT. THE NATIONAL SOCIETY OF PROFESSIONAL SURVEYORS IS A VOLUNTARY ORGANIZATION AND IS NOT A PART OF THE GOVERNMENT. THE NATIONAL SOCIETY OF PROFESSIONAL SURVEYORS IS A VOLUNTARY ORGANIZATION AND IS NOT A PART OF THE GOVERNMENT.

DATE: APRIL 7, 2022

SCALE: 1" = 20 FEET

PROJECT No. OW138.01-01-10.1

PARCEL OF LAND

TOWN OF OWASCO  
COUNTY OF CAYUGA

STATE OF NEW YORK  
PAUL JAMES OLSZEWSKI, P.L.S., PLLC  
51 FENNEL STREET  
SKANEATELES NEW YORK, 13152  
315-488-5552  
pjosurvey.com

**Town of Owasco**  
2 Bristol Avenue  
Auburn, New York 13021

**J. Patrick Doyle**  
Code Enforcement Officer  
Email: [codes@owasco.ny.gov](mailto:codes@owasco.ny.gov)

Office Phone: 315-253-9021

Fax: 315-253-2683

Cell Phone: 315-729-3921

Application No. \_\_\_\_\_

Date: 6-2-2022

Fee: \$ \_\_\_\_\_

**Application for Building/Zoning Permit**  
**(Not a Permit)**

**IMPORTANT INSTRUCTIONS, PLEASE READ CAREFULLY.**

1. Application must be complete. Please type or clearly print in ink all necessary information.
2. Completed Application must be submitted to the Owasco Town Clerk with appropriate fee before review process can begin.
3. Application must be supported with the following documents:

**MINOR PROJECT:** A. Plot plan (see attached sample)  
B. Sketch of project and/or specifications/materials list.

**MAJOR PROJECT:** A. Three (3) copies of plot plan signed  
B. Three (3) copies of design drawings signed and sealed by a licensed architect or licensed professional engineer.  
C. One (1) copy of approval from developer, if in Planned Development District.

**PLEASE COMPLETE:**

Location of property: 403 WATERS EDGE Owasco, NY  
(Street or Firelane No., Lot No., Nearest Road)

Tax Map No.: 138.01-01-10.1

Name of Owner: TODD GREEN BLOT DEBBIE GIANNONE

Address: 403 WATERS EDGE Owasco, NY

Phone, Email 607-723-3111 607-760-1815 DEB4451@GMAIL.COM  
(Phone) (Cell) (Email)

**Application for Building/Zoning Permit (continued)**

**A. PROJECT CONTACTS:**

Builder (If self, so indicate) REYNOLDS CONSTRUCTION SERVICES LLC  
Address 10 MACON ST BINGHAMTON, NY 13903  
Phone / Cell / Email 607-743-1095 REYNOLDS CS @YAHOO.COM  
Architect or Engineer \_\_\_\_\_  
Address \_\_\_\_\_  
Phone / Cell / Email \_\_\_\_\_

**B. NATURE OF WORK**

(CHECK ALL APPROPRIATE CATEGORIES BELOW):

**Existing Structure(s)**

- |                              |                                  |
|------------------------------|----------------------------------|
| 1. Repair (structural) _____ | 4. Removal _____                 |
| 2. Addition _____            | 5. Demolition _____              |
| 3. Alteration _____          | 6. Other (specify) <u>GARAGE</u> |

**New Structure(s)**

- |  |  |
|--|--|
| 1. Single Family _____   | 3. Two Family _____  |
| 2. Accessory Buildings:<br>Garage: <u>Attached</u> <u>Detached</u><br>Shed _____ | 4. Deck: _____ Covered _____ Open _____<br>5. Swimming Pool: _____ Above _____ Below _____<br>6. Other (specify) _____ |

**C. PRINCIPAL CONSTRUCTION MATERIAL TO BE USED:**

- |   |                          |
|---|--------------------------|
| 1. Wood <input checked="" type="checkbox"/> _____ | 3. Block _____           |
| 2. Brick _____                                    | 4. Other (Specify) _____ |

**D. TYPE OF FOUNDATION:**

- |   |                     |
|---|---------------------|
| 1. Cellar _____                                   | 3. Basement _____   |
| 2. Slab <input checked="" type="checkbox"/> _____ | 4. Crawlspace _____ |
| 5. Other (Specify) _____                          |                     |

**E. COMPLETE THE FOLLOWING:**

- |  |   |  |
|--|---|--|
| 1. Water Source: Public _____  | Private Well _____                            | Other _____                                    |
| 2. Sewage: Public _____  | Private* _____                                | None <input checked="" type="checkbox"/> _____ |
| * If private, has sewage disposal permit been applied for Yes _____ No _____ |   |  |
| 3. Will the project involve plumbing?  | Yes _____                                     | No <input checked="" type="checkbox"/> _____   |
| 4. Will the project involve H.V.A.C.?  | Yes _____                                     | No <input checked="" type="checkbox"/> _____   |
| 5. Will the project involve electrical ?                                     | Yes <input checked="" type="checkbox"/> _____ | No _____                                       |

F. COST OF THIS PROJECT: (all labor\* and materials) \$ \_\_\_\_\_  
\* estimate your labor, if applicable.



**Application for Building/Zoning Permit (continued)**

**G. ZONING DISTRICT OF PROPERTY** (Circle One)

1. Residential                      2. Agricultural/Residential                      **3. Lakeshore**

**H. PRINCIPAL USE OF PRESENT STRUCTURE(S) AND/OR LAND** (Circle One)

1. Residential                      2. Agricultural/Residential                      **3. Lakeshore**

4. Other (Specify) \_\_\_\_\_

**I. PRINCIPAL USE OF THIS PROPOSED PROJECT.** (Describe) TO PARK CAR IN / STORAGE

**J. DIMENSIONS OF TOTAL PROPERTY** (If applicable)

Lot size: Length 211' (X) Width 50-5' (=) Total sq. ft. 10,656'

Existing Buildings:  
Length 40 (X) Width 25 (=) sq. ft. 1,000

Length \_\_\_\_\_ (X) Width \_\_\_\_\_ (=) sq. ft. \_\_\_\_\_

Length \_\_\_\_\_ (X) Width \_\_\_\_\_ (=) sq. ft. \_\_\_\_\_

Total square footage – Existing buildings \_\_\_\_\_

**K. DIMENSIONS OF PROPOSED PROJECT** (If applicable)

Length 20' (X) Width 12' (=) Total sq. ft. 240'

Height 8'                      Number of stories 1

**L. PROPERTY LINE SETBACKS OF PROPOSED PROJECT.** (If applicable)

Front lot line setback 26' ft.

Side lot line setback 2 ft. *0' - RETAINING WALL*

Rear lot line setback 165' ft.

Side lot line setback 47' ft. *2 - GARAGE*

**M. ENCLOSED LIVING AREA.** (If applicable)

Total sq. Ft. 0

**GENERAL INFORMATION PERTAINING TO THIS APPLICATION**

This application will be reviewed by the Code Enforcement Officer and/or the Town Consulting Engineer. If disapproved, a letter of denial explaining reason(s) for denial will be issued to applicant. If approved, a BUILDING/ZONING PERMIT will be issued to the Applicant.

Work covered by this APPLICATION shall not commence prior to the issuance of a PERMIT. The PERMIT shall be valid for a period of twelve (12) months from the date of issuance. Construction under the PERMIT must be substantially complete within twelve (12) months or an extension must be obtained from the Code Enforcement Officer. A NOTICE OF PERMIT (issued by the Town) must be kept on the premises, publicly visible, throughout the progress of work.

**Application for Building/Zoning Permit (continued)**

This project may involve work requiring approval of various outside agencies. Certain outside agency approvals may be required prior to the issuance of a Permit. Final approval of all agencies involved must be submitted to the Code Enforcement Officer prior to the issuance of a Certificate of Occupancy or Compliance. Examples, not limited to the following, would be:

<u>Project Involvement</u>	<u>Agency</u>
1. Land division, SEQR, etc.	Owasco Planning Board
2. Zoning matters, SEQR	Owasco Zoning Board of Appeals
3. Public water, sewer	Owasco Water, Sewer Departments(s)
4. Private septic system	Cayuga County Health Department
5. N.Y.S. Roads	NYS Dept. of Transportation
6. Floodplains, wetlands	NYS Dept. of Environmental Conservation
7. Streams, Lakes, etc.	U.S. Army Corps of Engineers

Application for a CERTIFICATE OF OCCUPANCY OR COMPLIANCE is made concurrently with this filing. It is the responsibility of the owner or authorized agent to notify the Code Enforcement Officer when the project is completed in order to obtain a Certificate of Occupancy or Compliance.

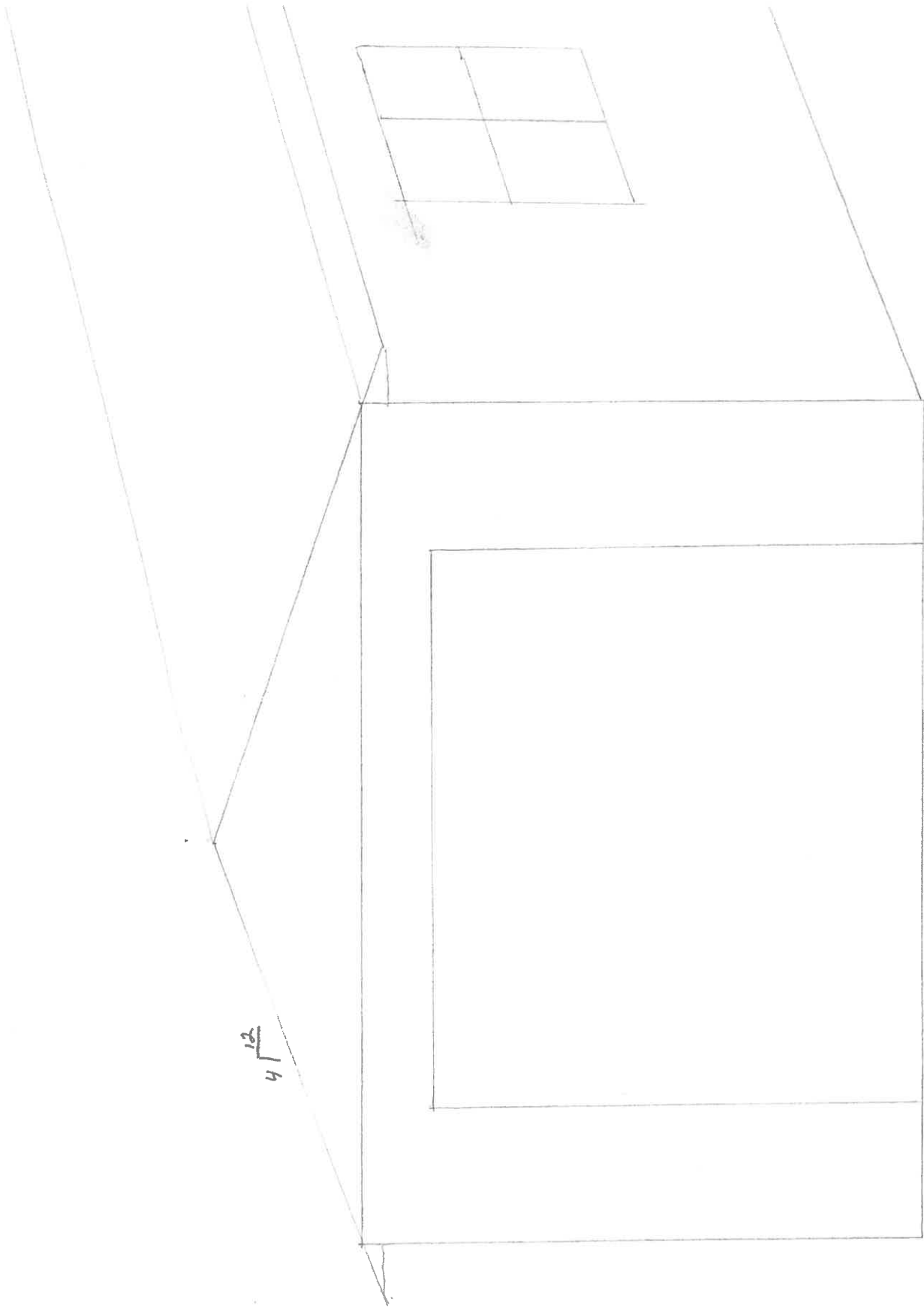
The Town Code Enforcement Officer and/or Building Inspector, upon the display of proper credentials and in the discharge of his duties, shall be permitted to enter upon the premises covered by this application with out interference, for the purposes of inspecting, during normal working hours.

No person shall make any changes to the plans herewith submitted or of the specifications herein contained in the structural part of the project without the written consent of the Code Enforcement Officer.

.....

I certify that the answers to the questions set forth in this APPLICATION are true, correct and complete. Additionally, I agree that, in the event the PERMIT is approved, to comply with the provisions of all State of New York and Federal Government laws, rules and regulations, as they pertain this APPLICATION.

Signature:   
 (Owner or authorized agent)



4/12

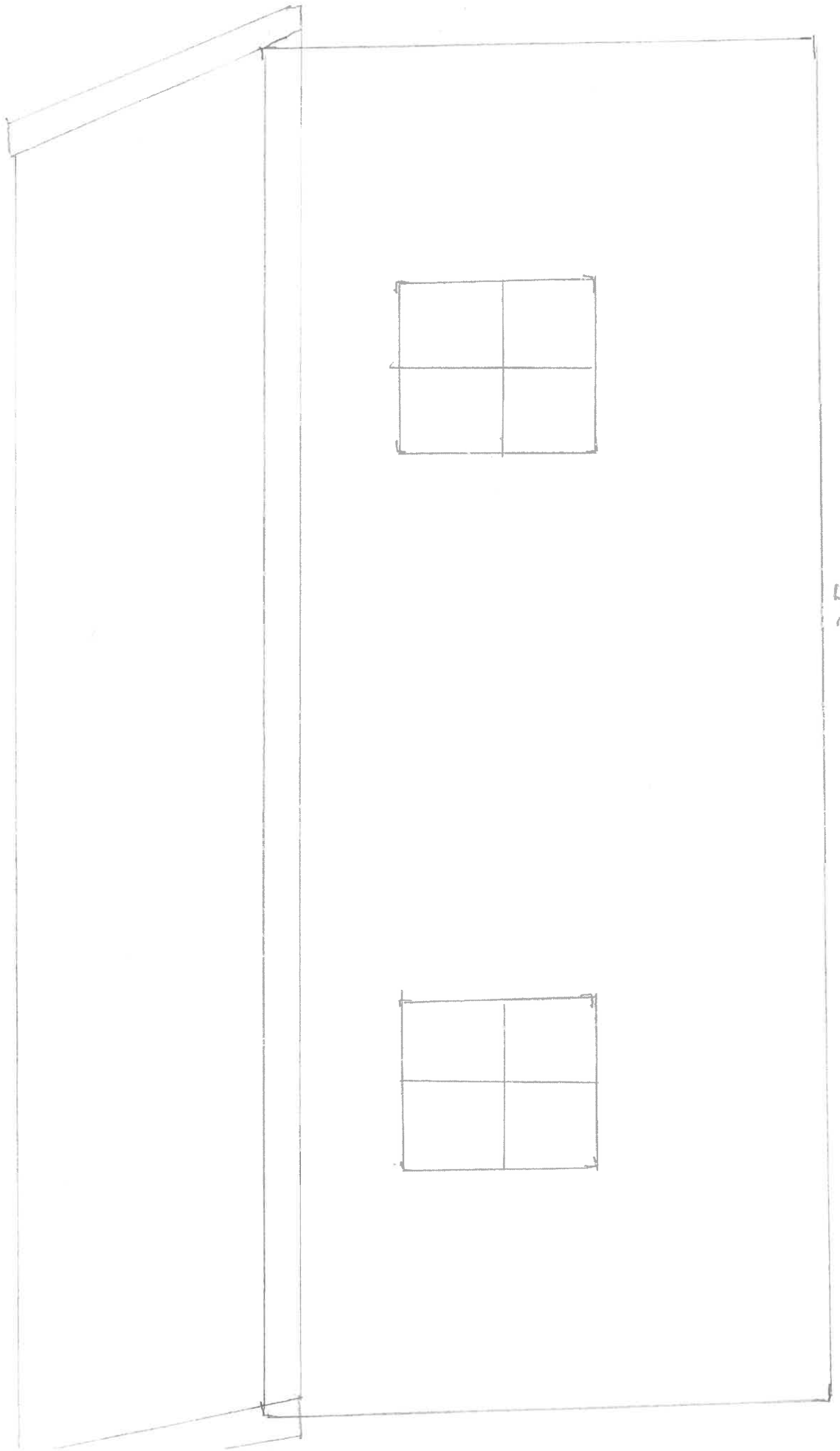
8' x 7' GARAGE DOOR

12' WIDE

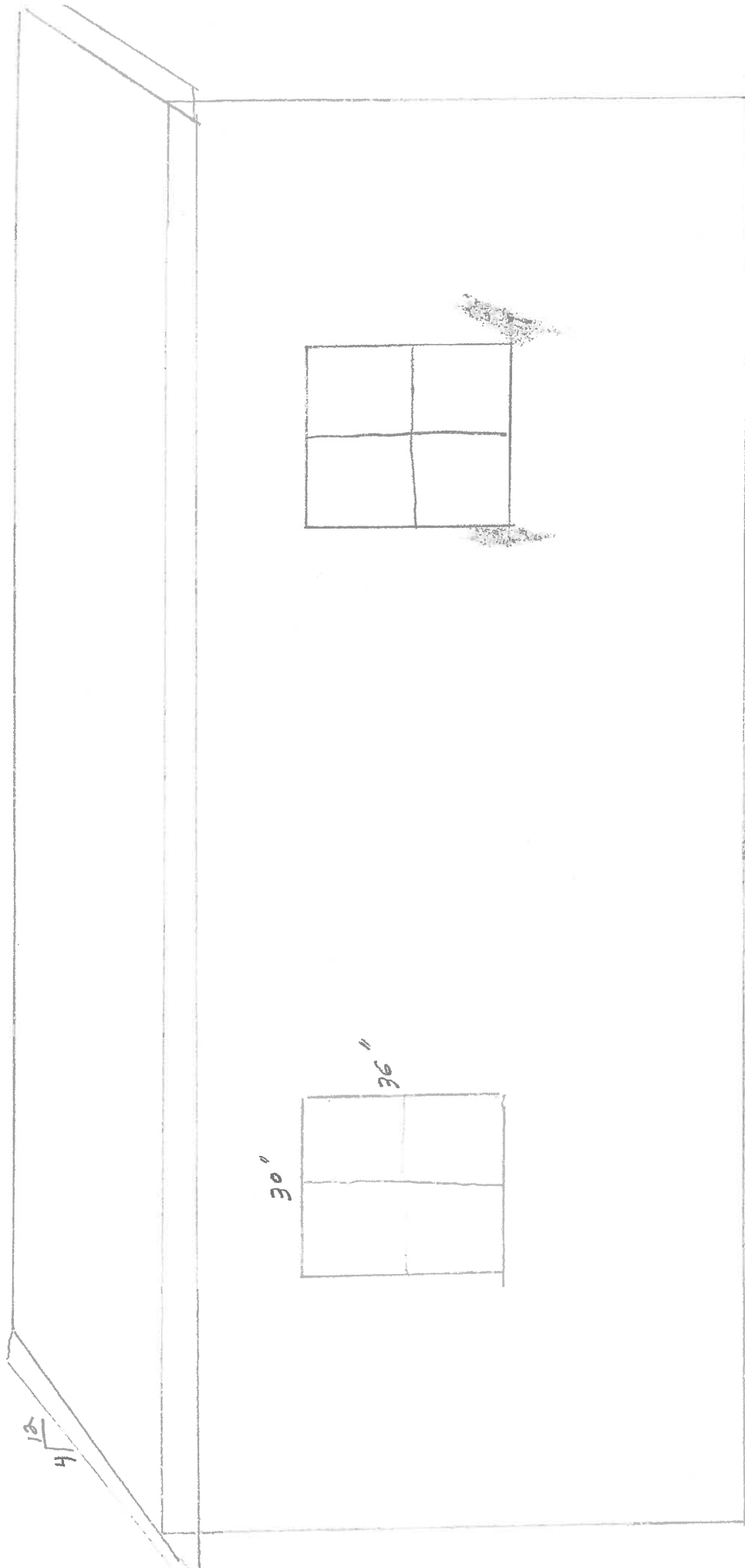
8' TALL

EXTERIOR FINISH COORD SIMILAR TO MATCH HOUSE

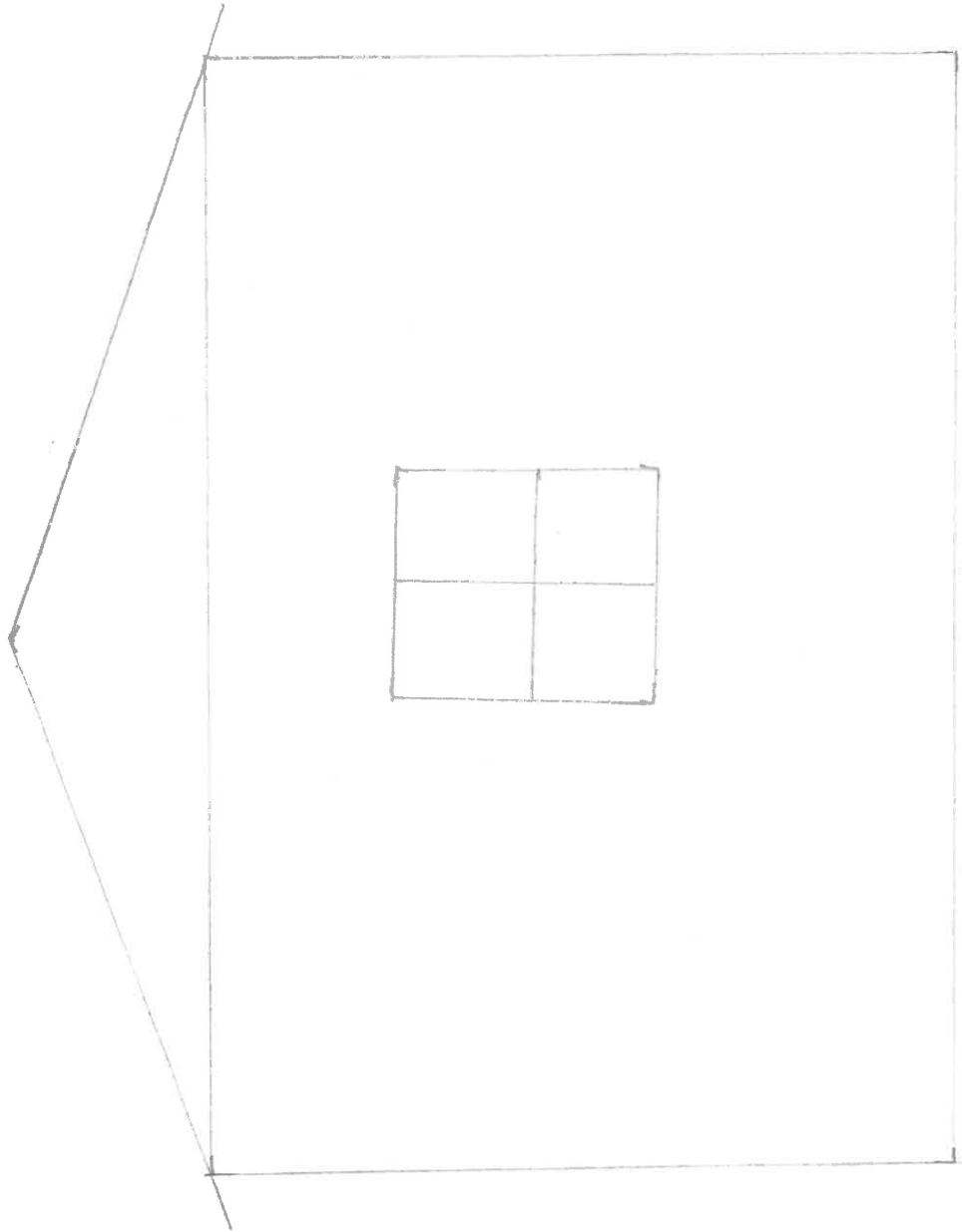
FRONT



LEFT SIDE  
20'



RIGHT SIDE



BACK