



Village of Mamaroneck
169 Mount Pleasant Avenue – Third Floor
Mamaroneck, New York 10543
(914) 777-7731

Thomas Murphy and Board of Trustees
Mayor

Jerry Barberio
Village Manager

Property Address: 1025/1035 Seahaven Drive, Mamaroneck, NY 10543
Section: 9 Block: 111 Lot: 14/15
Zoning: R-20

Date: 02/27/2023
☐ Flash drive Submitted

Applicant (name/address/email/phone): Samuel & Nathalie Orans 1035 Seahaven Drive, Mamaroneck, NY 10543

Owner(name/address/email/phone): Same as above

- Description of work: Lot line adjustment between 2 parcels of single ownership, resulting in the transfer of 1,835.2 sf from 1035 Seahaven Drive (Lot B) to 1025 Seahaven Drive (Lot A). The lot line adjustment would correct the preexisting nonconforming side setback on Lot B.

After reviewing the Village Code, it appears the following Land Use Boards and approvals are required:

- ☒ Planning Board ☐ Board of Architectural Review ☐ Other:
☐ Zoning Board ☐ Harbor/Coastal Zone Management

Chapter	Article	Section	Part	Description	Approval Required
A348	VI	20		Subdivision without new streets	Planning Board
				Please see attached emailing regarding zoning table	

*Please review Tree Law, Chapter 318 and submit accordingly.

Escrow Determination(s):

Minor subdivision without roads--\$7,500

Respectfully,


Carolina Fonseca
Building Inspector

02/27/2023

**Application determination is written in accordance with the attached memorandum. As per AKRF determination interpretation of the Village of Mamaroneck Local Code of Ordinances.