

VILLAGE OF MAMARONECK

APPLICATION SUMMARY SHEET

Proj. Name: 1035 Seahaven Drive (LLA/Subdivision)

S/B/L: 9-111-14 / **Zone:** R-20
9-111-15

Description: The Applicants, Samuel and Nathalie Orans, own two adjacent parcels and propose to adjust the property line between the two parcels, which are located at 1035 Seahaven Drive (SBL: 9-111-14) (**Lot B**) and 1025 Seahaven Drive (SBL: 9-111-15) (**Lot A**), located in the R-20 district. The lot line adjustment would transfer **1,835.2 sf** from **Lot B** (currently 27,775.1 sf; proposed: 25,939.9 sf) to **Lot A** (currently 23,941.8 sf; proposed 25,777.0 sf). The combined acreage is 1.2 (51,716.9 sf). The adjustment would correct the preexisting nonconforming side setback on **Lot B**, which is currently 19.5 feet, and as proposed, would be 20.1 feet. The required minimum side setback in the R-20 district is 20 feet. The parcels are each improved with single-family home, and **Lot A** also includes a swimming pool. No additional modifications or changes to existing structures are proposed. The project requires Subdivision approval per § A348-20.

Architect:

| | | |
|---|--|---|
| SEQR ACTIONS COMPLETED: N/A | | TYPE OF ACTION: Type II §617.5(c)(16) |
| <input type="checkbox"/> Intent to Declare Lead Agency | | Date: |
| <input type="checkbox"/> Declare Lead Agency | | Date: |
| <input type="checkbox"/> EAF Submitted | | Date: |
| <input type="checkbox"/> Determination of Significance by Board | | Date(s): |
| PB Public Hearing Required? | <input checked="" type="checkbox"/> Y <input type="checkbox"/> N | Date of Public Hearing _____ |
| Wetland Permit (Chapter 192)? | <input type="checkbox"/> Y <input checked="" type="checkbox"/> N | |
| Special Permit | <input type="checkbox"/> Y <input checked="" type="checkbox"/> N | |
| Stormwater & ESC Permit (Chapter 294) | <input type="checkbox"/> Y <input checked="" type="checkbox"/> N | |
| Coastal Zone Consistency (Chapter 240) | <input type="checkbox"/> Y <input checked="" type="checkbox"/> N | |
| LOCAL AND AGENCY REVIEW REQUIRED? | | REFERRAL DATE STATUS/DATE OF LETTER |
| Yes No | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> Village Board of Trustees | | |
| <input checked="" type="checkbox"/> <input type="checkbox"/> Planning Board | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> Board of Architectural Review | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> HCZMC | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> Zoning Board of Appeals | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> Village Department of Public Works | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> County Planning Department (GML) | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> County Highway Department | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> County Health Department | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> NYSHPO | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> NYSDEC | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> NYSDOT | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> Army Corps of Engineers | | |
| <input type="checkbox"/> <input checked="" type="checkbox"/> GML 239-NN referral to Town of Mamaroneck, Town of Harrison, or City of Rye [Bold = yes] | | |
| VARIANCES? <input type="checkbox"/> Y <input checked="" type="checkbox"/> N | | |
| Variance or Waiver Request: | | |
| Date Granted or Denied, and any conditions: | | |

| LAND USE BOARD ACTIONS: | | |
|-------------------------|-------|----------------------------------|
| Date | Board | Discussion/Decisions/Resolutions |
| 4/12/23 | PB | |
| | | |

RECOMMENDED ACTION FOR MEETING: Classify the application as Type II under SEQRA and set the public hearing.