

APPLICATION FOR BUILDING PERMIT

The Village of Irvington | 85 Main St | Irvington NY 10533

Application Number:	289	Date:	03/09/2021
Job Location:	32 OSCEOLA AVE	Parcel ID:	2.170-76-28
Property Owner:	Rubinson, Aram and Shari	Property Class:	TWO FAMILY RES
Occupancy:	One/ Two Family	Zoning:	
Common Name:			

Applicant	Contractor
Curt Johnson	Angelo Manginelli
J Group Designs	New Image Contracting, Inc.
63 East Main StreetPawling NY 12564	35 East Grassy Sprain Road #303 Yonkers NY 10710
8454757317	203-705-8454

Description of Work

Type of Work:	Exterior alteration or renovations	Applicant is:	Architect
Work Requested by:	The Owner	In association with:	
Cost of Work (Est.):	2500.00	Property Class:	TWO FAMILY RES

Description of Work

replacement of two windows within existing two-car garage

Please Note: Completing the application does not constitute a permit to commence construction. To obtain your permit follow the instructions on the instruction page provided on page 3.

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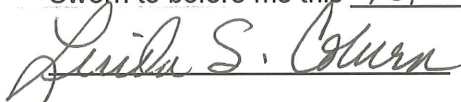
AFFIDAVIT OF APPLICANT

I **Curt Johnson** being duly sworn, depose and says: That s/he does business as: **J Group Designs** with offices at: **63 East Main Street Pawling NY 12564** and that s/he is:

- ☐ The owner of the property described herein.
☐ The _____ of the New York Corporation _____ with offices at: _____ duly authorized by resolution of the Board of Directors, and that said corporation is duly authorized by the owner to make this application.
- ☐ A general partner of _____ with offices _____ and that said Partnership is duly authorized by the Owner to make this application.
☐ The Lessee of the premises, duly authorized by the owner to make this application.
☒ The Architect of Engineer duly authorized by the owner to make this application.
☐ The contractor authorized by the owner to make this application.

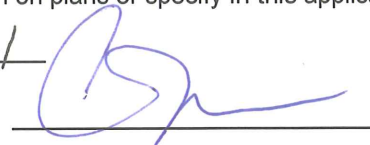
That the information contained in this application and on the accompanying drawings is true to the best of his knowledge and belief. The undersigned hereby agrees to comply with all the requirements of the New York State Uniform Fire Prevention and Building Code, the Village of Irvington Building Code, Zoning Ordinance and all other laws pertaining to same, in the construction applied for, whether or not shown on plans or specify in this application.

Sworn to before me this 12th day of March of 2021



Notary Public / Commission of Deeds

LINDA S. COBURN
NOTARY PUBLIC, State of New York
No 01605077065
Qualified in Dutchess County
Commission Expires April 28, 2023



Applicant's Signature

OWNER'S AUTHORIZATION

I **Rubinson, Aram and Shari** as the owner of the subject premises and have authorized the contractor named above to perform the work under the subject application.

Owner phone number 914-629-5867 Owner email address sharigolda@yahoo.com

- ☒ Shari Rubinson I hereby acknowledge that it is my responsibility as the **property owner** to ensure that if the permit (if issued) receives a Final Certificate of Approval from the Building Department and further that if a Final Certificate of Approval is not obtained upon completion of the construction, a property violation may be placed on the property for which this permit is being requested.

Sworn to before me this _____ day of _____ of _____

Notary Public / Commission of Deeds

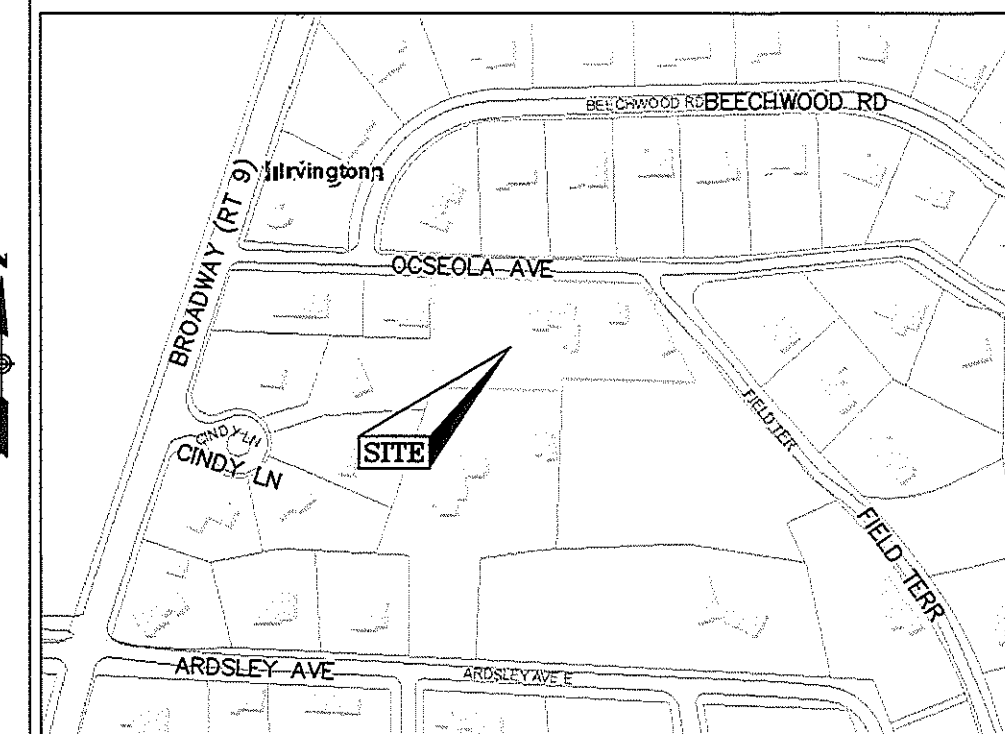

Applicant's Signature







UNAUTHORIZED ALTERATION TO A MAP BEARING A LICENSED PROFESSIONAL LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OF THE NEW YORK STATE EDUCATION LAW. THE CERTIFICATION IS NOT AN EXPRESS OR IMPLIED WARRANTY OR GUARANTEE. IT IS PURELY A STATEMENT OF PROFESSIONAL OPINION BASED ON KNOWLEDGE, INFORMATION AND BELIEF, BASED ON EXISTING FIELD EVIDENCE AND DOCUMENTARY EVIDENCE AVAILABLE. CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS. PLAN PREPARED PURSUANT TO SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW. SUBJECT TO THE FINDINGS OF AN UP TO DATE TITLE SEARCH. UNLESS THE SURVEYOR'S ORIGINAL SIGNATURE AND SEAL APPEARS RAISED ON THIS MAP, IT SHOULD NOT BE CONSIDERED A TRUE AND CORRECT COPY OF THE SURVEYOR'S ORIGINAL WORK AND OPINION.

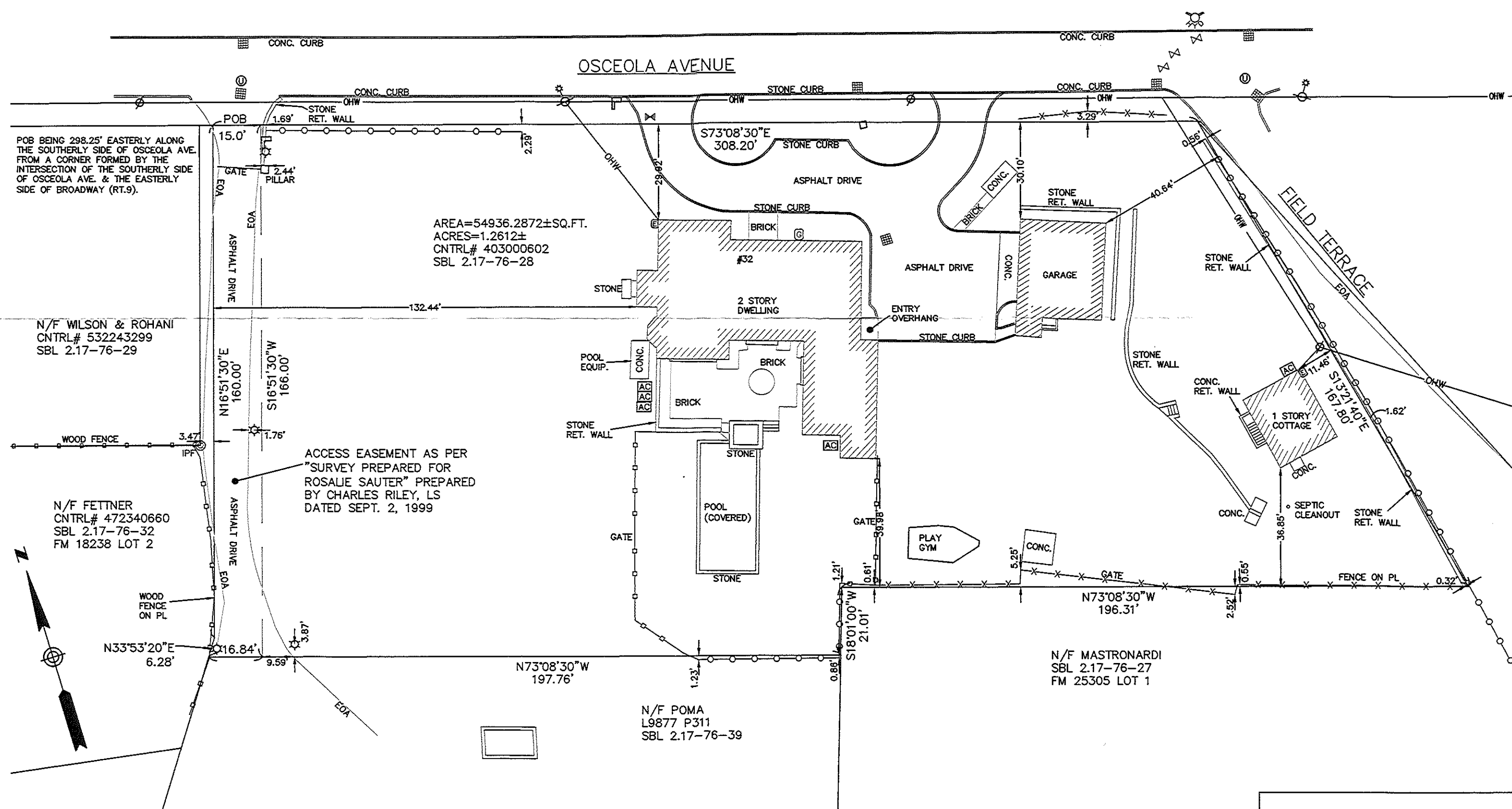


LOCUS MAP
(N.T.S.)

SURVEY NOTES

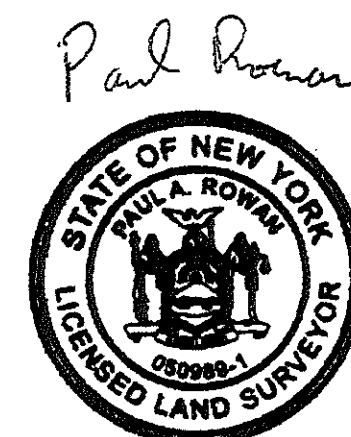
- THIS PLAN WAS PREPARED FROM AN ON THE GROUND FIELD SURVEY CONDUCTED BY RLS ON FEBRUARY 26, 2019 AND ON THE FOLLOWING DATUM -
MERIDIAN: CNTRL# 403000602
HORIZONTAL: ASSUMED
VERTICAL: ASSUMED
- REFERENCES
STREET NAMES, R.O.W. WIDTHS, PROPERTY IDENTIFICATION NUMBERS, OWNER NAMES, EASEMENTS, AND ANY ADDITIONAL INFORMATION SHOWN HEREON ARE REFERENCED FROM THE FOLLOWING MAPS AND DOCUMENTS -
A. LAND CONVEYED TO ARKADY & DIANA SELENOW BY CNTRL# 403000602, FILED IN THE WESTCHESTER CO. CLERKS OFFICE ON OCTOBER 2, 2000.
B. MAP 25305 ENTITLED, "FINAL SUBD. MAP PREPARED FOR HERBERT ALLEN & SUSAN KATHLEEN WILSON...", PREPARED BY WARD CARPENTER AND FILED IN THE WESTCHESTER CO. CLERKS OFFICE ON NOVEMBER 7, 1994.
3. THE SURVEYED PROPERTY IS SUBJECT BUT NOT LIMITED TO THE INFORMATION SHOWN HEREON. ALL INFORMATION THAT MAY AFFECT THE QUALITY OF TITLE TO BOTH THE SUBJECT AND ADJOINING PARCELS SHOULD BE VERIFIED BY AN ACCURATE AND CURRENT TITLE REPORT.
4. THE LOCATION OF THE UTILITIES AS SHOWN HEREON HAVE BEEN COMPILED FROM VISIBLE STRUCTURES AND INFORMATION OBTAINED FROM VARIOUS SOURCES. THE ACTUAL LOCATION OF ALL UTILITIES AND UNDERGROUND STRUCTURES SHALL BE CONSIDERED APPROXIMATE AND SHALL BE VERIFIED BY THE OWNER PRIOR TO ANY CONSTRUCTION.
5. WETLANDS, ENVIRONMENTAL AND/OR HAZARDOUS MATERIALS LOCATION, IF ANY, NOT COVERED UNDER THIS CONTRACT. [OR] WERE LOCATED AS MARKED AT THE TIME OF THE SURVEY.
6. UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209, SUBDIVISION 2, OF THE NEW YORK STATE EDUCATION LAW.
7. CERTIFICATIONS INDICATED HEREON SIGNIFY THAT THIS SURVEY WAS PREPARED IN ACCORDANCE WITH THE EXISTING CODE OF PRACTICE FOR LAND SURVEYS ADOPTED BY THE NEW YORK STATE ASSOCIATION OF PROFESSIONAL LAND SURVEYORS. THIS PLAN NOT VALID UNLESS ORIGINAL STAMP AND SIGNATURE OF A LICENSED SURVEYOR ARE LOCATED HEREON.
8. OFFSETS OR DIMENSIONS FROM THE PROPERTY LINES TO STRUCTURES ARE SURVEY REFERENCES ONLY, AND NOT INTENDED TO MONUMENT THE PROPERTY LINES, NOR ARE THEY TO BE USED IN OR GUIDE CONSTRUCTION OF ANY TYPE.

MAP CERTIFIED TO:
ARAM AND SHARI RUBINSON
CATIC TITLE INSURANCE COMPANY
CAT19-1623-W



LEGEND

- | | |
|---------------------------|------------------------|
| ● IRON PIPE | — PROPERTY LINE |
| ■ CATCH BASIN | — EASEMENT |
| ⊙ UNKNOWN MANHOLE | — CHAIN LINK FENCE |
| ⊕ ELECTRIC METER | — WIRE/MESH FENCE |
| ⊙ GAS METER | — METAL FENCE |
| ⊕ GAS VALVE | — OVERHEAD WIRES |
| ⊕ WATER VALVE | |
| ⊕ FIRE HYDRANT | POB POINT OF BEGINNING |
| ⊕ UTILITY POLE | PL PROPERTY LINE |
| ⊕ UTILITY POLE WITH LIGHT | EOA EDGE OF ASPHALT |
| ⊕ AIR CONDITIONER | CONC. CONCRETE |
| ⊕ MAILBOX | RET. RETAINING |
| ⊕ LIGHT POLE | |



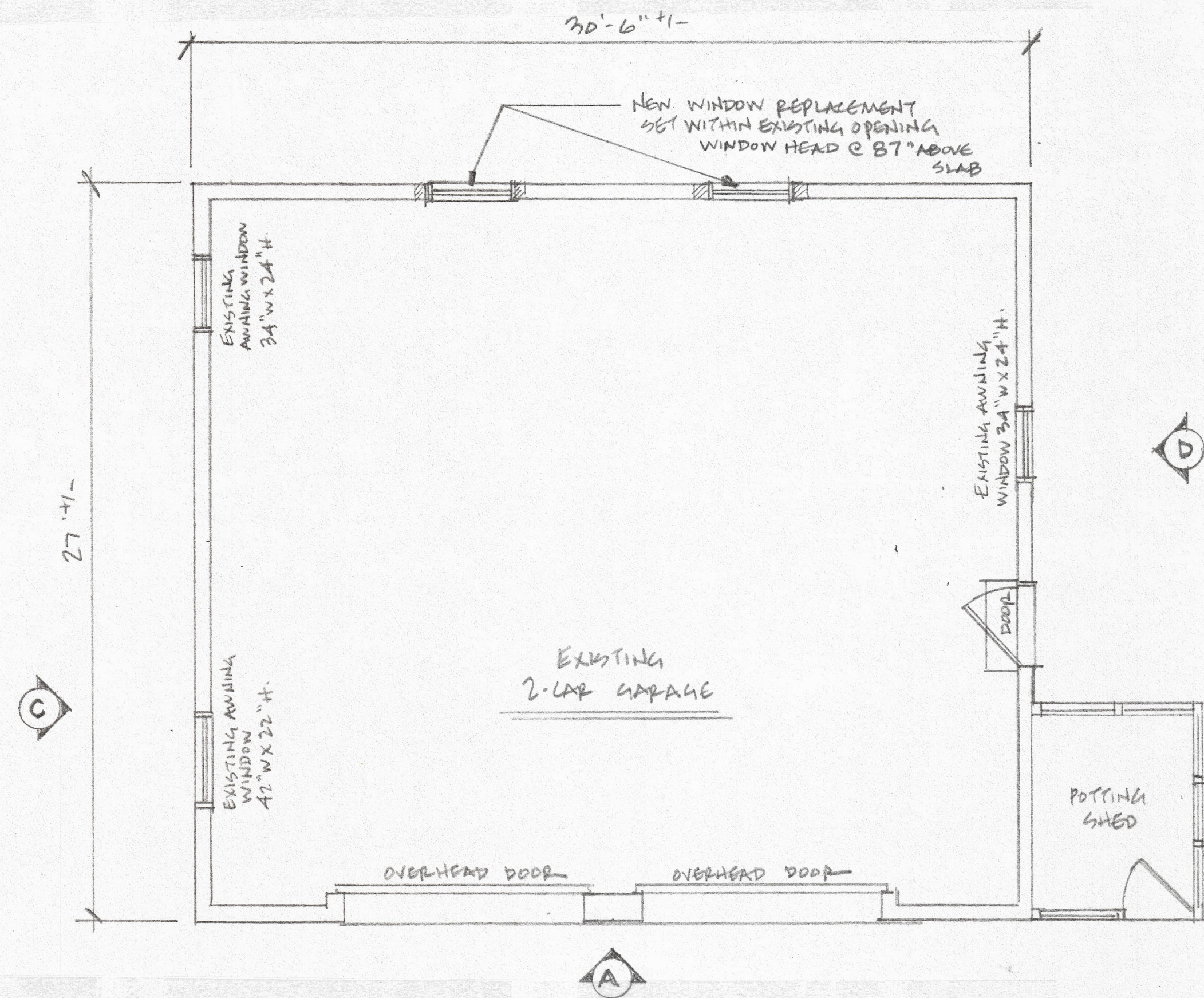
PROPERTY SURVEY
32 OCSEOLA AVENUE
IRVINGTON, NEW YORK
PREPARED FOR
ARAM & SHARI RUBINSON

ROWAN LAND SURVEYING, PLLC

330 OLD ALBANY POST ROAD
GARRISON, NY 10524
914 815 3986
rowanlandsurveying@outlook.com

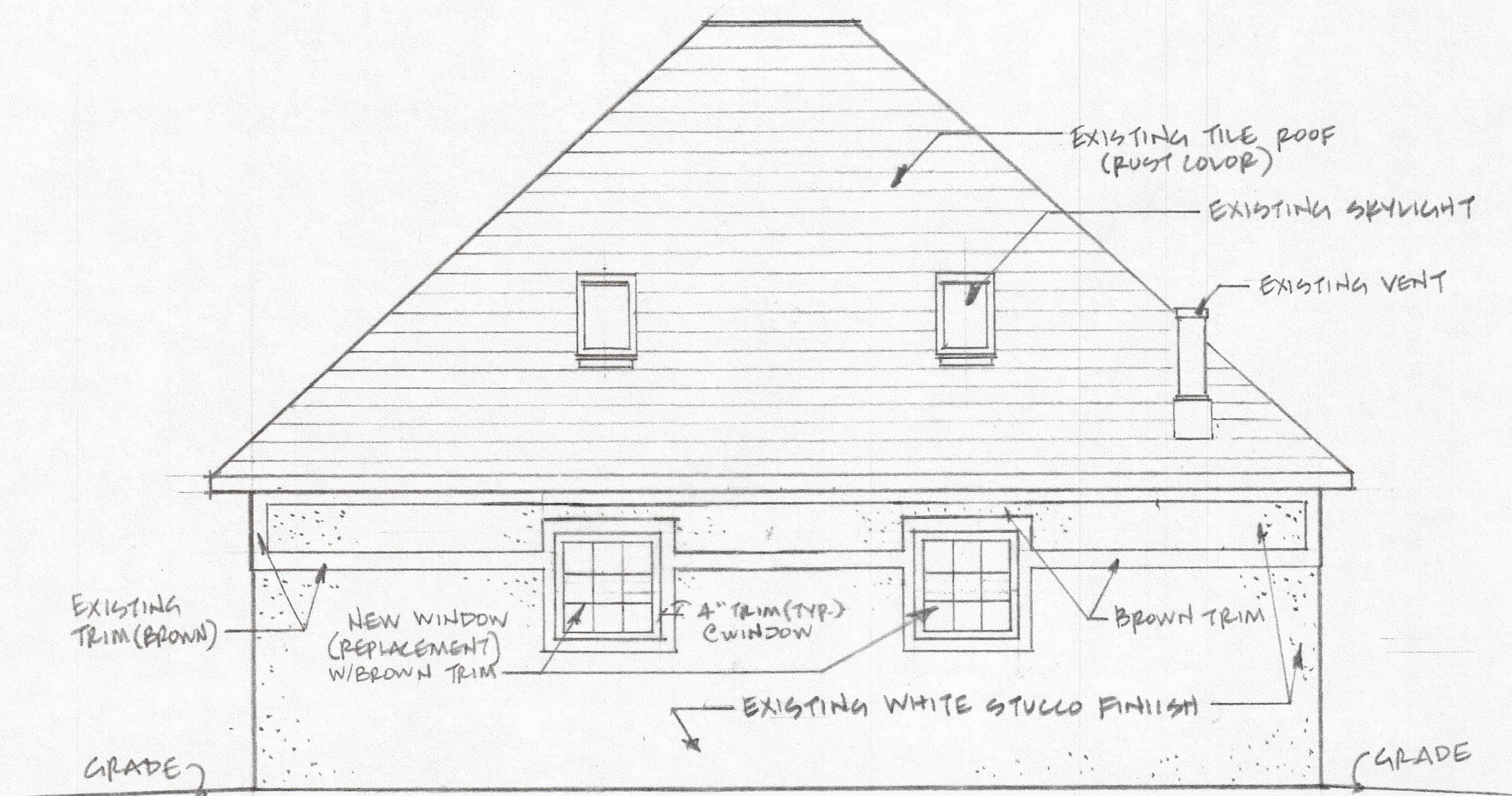
Drawn By	PR	Date	Job No.
Surveyed By	PR	MARCH 8, 2019	019-023
		Scale	Sheet No.
		1" = 30'	1 OF 1

3/9/2021 4:23 PM C:\USERS\MOLICCA\DESKTOP\GROUP DESIGNS RUBINSON RUBINSON EXTERIOR ALTERATION.DWG



GARAGE PLAN

5/8" = 1'-0"



REAR (FIELD TERRACE) ELEVATION

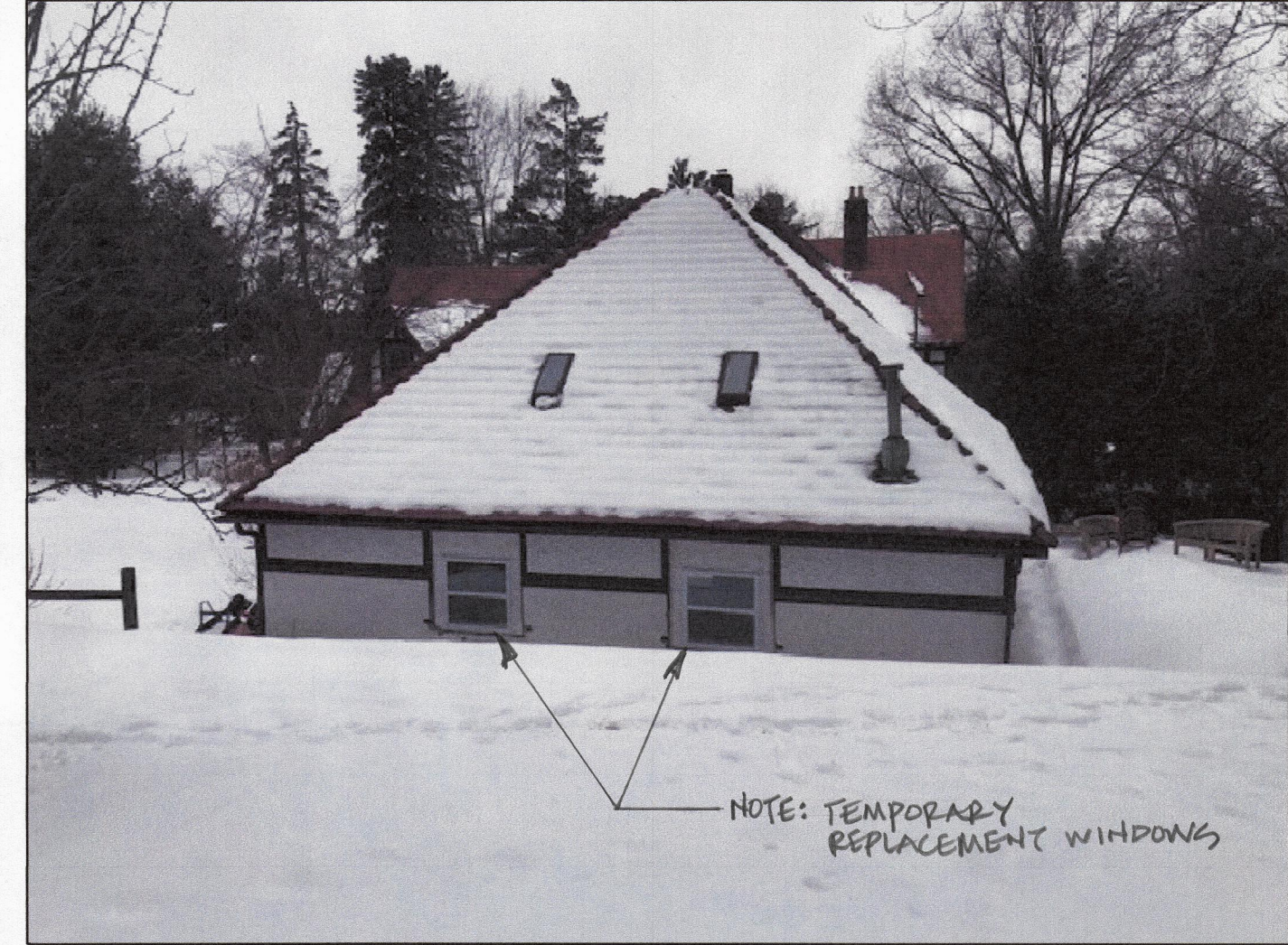
5/8" = 1'-0"



A | GARAGE FRONT



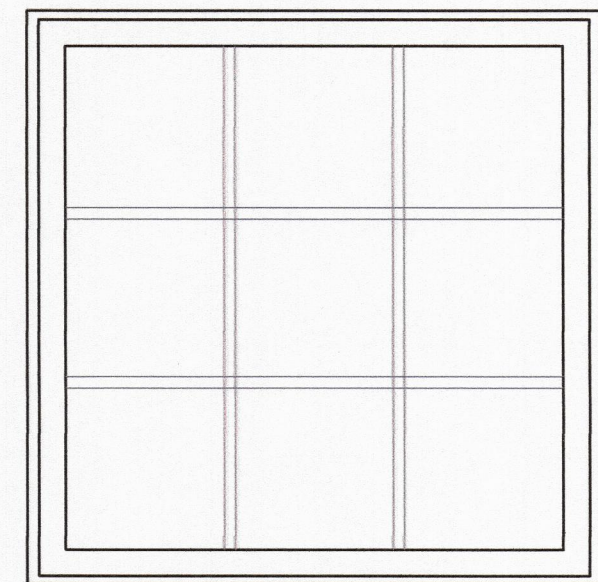
C | STREET FRONT (OSCEOLA AVENUE)



B | GARAGE REAR (FIELD TERRACE)



D | YARD SIDE



ANDERSEN 400 SERIES
PRODUCT # AXW31
ROUGH OPENING: 3'-0 1/2" WIDE x 2'-11 1/2" TALL
FINISH: DARK BRONZE

CURT M. JOHNSON, R.A.
NEW YORK LICENSE NO. 028457

NO.	DATE	DESCRIPTION	BY

PROJECT NAME:

Rubinson Garage
32 Osceola Avenue
Irrington, NY 10533

DRAWING NAME:

**EXTERIOR
ALTERATIONS -
WINDOW REPLACEMENT**

DRAWING NUMBER:

A-1