

APPLICATION FOR BUILDING PERMIT

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

Application Number:	617	Date:	06/18/2021
Job Location:	41 N BROADWAY D	Parcel ID:	2.50-17-10
Property Owner:	JESSICA RUBEN	Property Class:	1 FAMILY RES
Occupancy:		Zoning:	
Common Name:	41 N BROADWAY D		

Applicant	Contractor
JESSICA RUBEN	King Fence
JESSICA RUBEN	King Fence
41D N BROADWAYIRVINGTON NY 10533	48 Grassy Sprain Rd Yonkers NY 10701
516-721-4877	917-337-8700

Description of Work

Type of Work:	Fence	Applicant is:	Owner
Work Requested by:	The Owner	In association with:	
Cost of Work (Est.):	16450.00	Property Class:	1 FAMILY RES

Description of Work

**INSTALL AN APPROX. 440' LINEAR FEET OF 4' FEET HIGH
COLOR BLACK
ALUMINUM FENCE RESIDENTIAL GRADE
AROUND YARD**

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.

Job Location: 41 N BROADWAY D

Parcel Id: 2.50-17-10

AFFIDAVIT OF APPLICANT

I **JESSICA RUBEN** being duly sworn, depose and says: That s/he does business as: **JESSICA RUBEN** with offices at: **41D N BROADWAY IRVINGTON NY 10533** 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 _____ day of _____ of _____

Notary Public / Commission of Deeds

Applicant's Signature

OWNER'S AUTHORIZATION

I **JESSICA RUBEN** 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 _____ Owner email address _____

- ☐ _____ 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

INSTRUCTIONS

REQUIREMENTS FOR OBTAINING A PERMIT:

The following items must be submitted in order to obtain a Building Permit:

1. One (1) Building Permit application signed by the owner or a notarized Agent Letter.
2. One (1) property survey (signed and sealed), reflecting existing conditions.
3. Two (2) sets of construction drawings and specifications, including existing and proposed conditions, state design criteria, structural and architectural details, plans, and cross sections, mechanical, electrical, and plumbing drawings (signed and sealed by a likened professional).
4. One USB with all plans (with Licensed Professionals certification/stamp) and specifications in PDF (file size must be less than 25MB).
5. Copy of approved site plan from the Irvington Planning Board when applicable (required on all increases of FAR, footprint, coverage, driveways and increases of cubic content under a roof).
6. Approval by the Architectural Review Board (ARB) when applicable. An additional five (5) sets of construction drawings and specifications (please see ARB requirements (available on the village web site www.irvingtonny.gov) prior to submission).
7. Visit the Village of Irvington website www.irvingtonny.gov for additional check list for solar panels, generators, underground propane tanks, signs and awnings(found in forms and documents in the Building & Planning General Information folder).
8. Village Zoning Code is available on the Village website: www.irvingtonny.gov.
9. Provide evidence that the application meets the NYS Energy code as described by www.dos.state.ny.us/code/energycode/overview.htm

Contractor Requirements in order to obtain a Building Permit:

10. Contractor's Certificate of Liability listing the Village of Irvington as the Certificate Holder with no disclaimer in the description other than certificate holder is named additional insured (any additional comments will not be accepted).
11. Contractor's Workers Compensation C-105 form (or equivalent) listing the Village of Irvington as Certificate Holder.
12. Copy of Contractor's Westchester County Home Improvement License.
13. All information above uploaded into permit application with the contractor's contact information, including mailing address, phone number, and email address.
14. Contractor's signature on Affidavit of Contractor (required prior to issuance of the permit).

Please Note:

-State Law requires that the contractor submits a copy of Workman's Compensation as required by the New York State Disability Insurance naming the Department of Buildings, Village of Irvington as certificate holder and showing coverage for general contracting and the locations covered by such insurance. If structure is to be demolished a copy of Liability Insurance must also be submitted.

- Please be advised under State and Municipal Laws, the Workman's Compensation and Disability benefits insurance must be submitted on separate state approved forms. The "Acord Form" is no longer acceptable as proof of Workman's Compensation coverage. Further information or questions may be answered by calling the NYS Bureau of Compliance at (518) 486-6307 or by visiting their website or by contacting your insurance provider.

FEES ASSOCIATED WITH BUILDING PERMIT APPLICATION(All fees must be paid at time of application):

Fee schedule

Building Permit (Non-Refundable)

* Application fee \$85

* Permit fee \$17 per thousand dollars (\$1000) of estimated cost of construction, or fraction thereof

85

• Inspection Fees (as applicable)

- | | |
|--|--|
| • Insulation: \$50 | • Footing: \$50 |
| • Solid Fuel: \$50 | • Preparation for concrete slabs and walls: \$50 |
| • Foundation and footing drain: \$50 | • Framing: \$50 |
| • Energy Code Compliance: \$50 | • Building systems, including underground and rough-in: \$50 |
| • Sediment and erosion control: \$50 | • Fire resistant construction and penetrations: \$50 |
| • Footing: \$50 | • Final Inspection for C.O.: \$50 |
| • Preparation for concrete slabs and walls: \$50 | • State and local laws (per re-inspection): \$50 |

Total Inspections _____

* Certificate of Occupancy Fees: One dollar (\$1.00) per thousand dollars of estimated cost. Minimum Fee \$25.00

* Permit Revisions or Amendment: \$50.00 (plus \$17 per thousand (\$1000), of the estimated cost of construction and any additional inspections fees).

* Re-inspection fee for work not ready at time of inspection or not in compliance: \$50

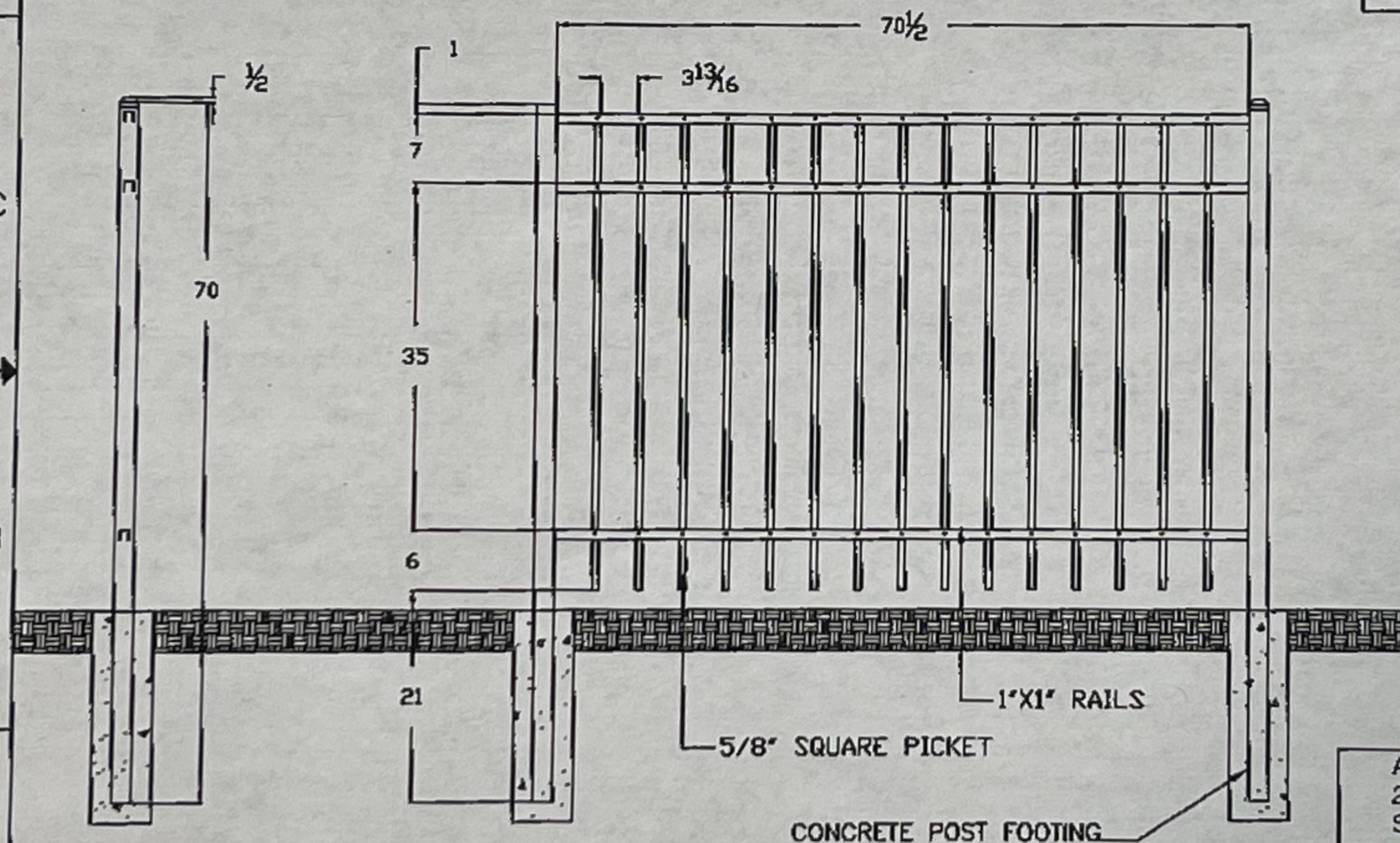
* Applications for Undocumented Work/ Legalizing: Applications to legalize work done prior to applying for and receiving a building permit shall pay double all applicable fees and inspections, including the cost of construction based on the cost of all proposed work being legalized at the time of application. Minimum fee \$500.00.

(To be collected at time of submission of application)Total _____

(Note: pursuant to 224-54A all permits are valid for one (1) year from date on permit
Any permit that expires will be subject to additional fees.)



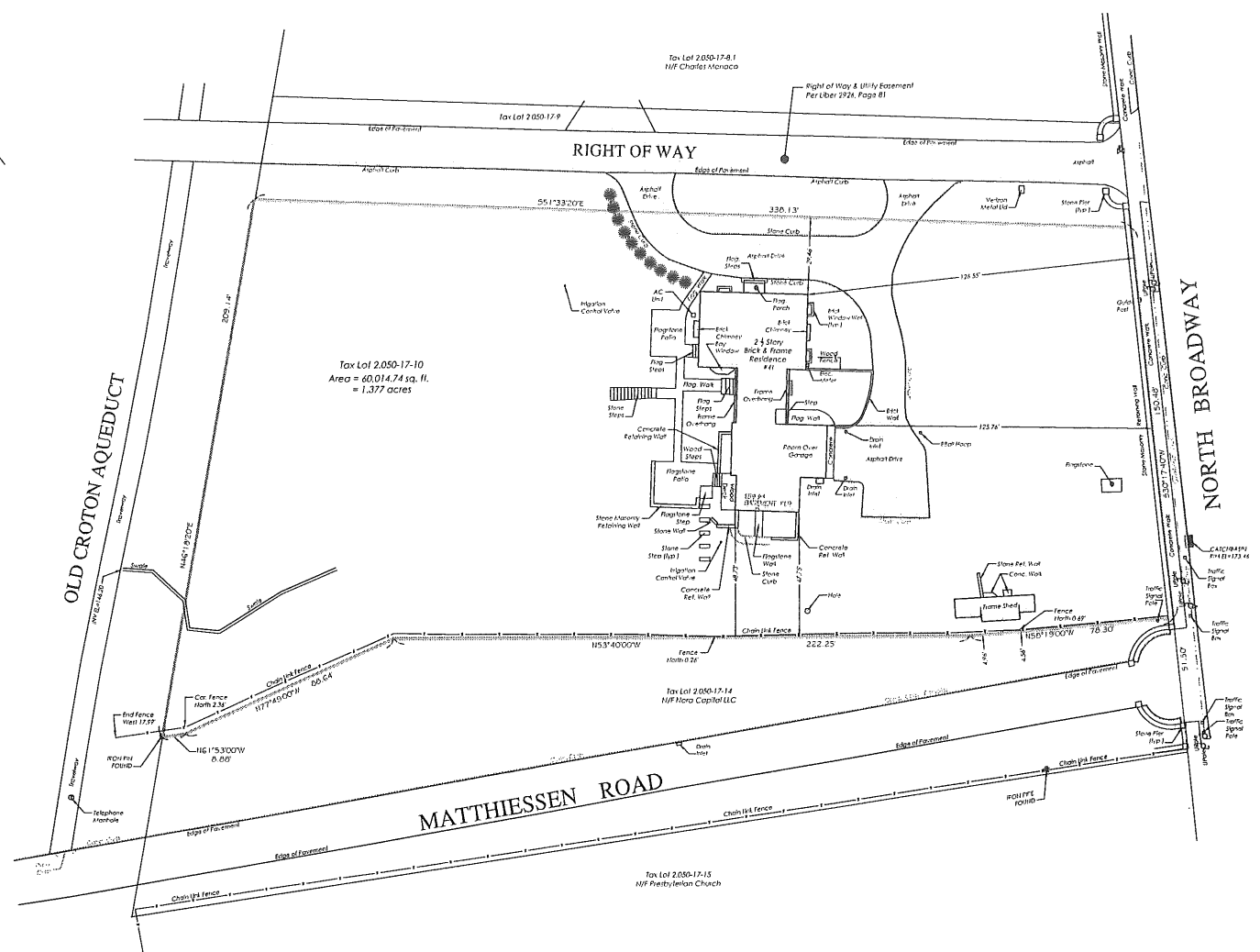
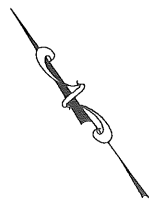
VANGUARD™
ALUMINUM FENCES



American Fence Systems Inc.
2279 South Clinton Avenue
South Plainfield, N.J. 07080

DRAWING
TYPE: RELIANT
STYLE: E-2
HEIGHT: 48"

DATE	DWG NO	REV
12/15/09	E4	
SCALE	SHEET	



Only copies from the original of this survey marked with an original of the Land Surveyors embossed seal or red colored seal shall be considered to be true, valid copies.

Said certifications shall run only to the person for whom this survey is required and on which behalf to the title company, governmental agency and lending institutions listed herein. Certifications are not transferable to additional institutions or subsequent owners.

Unauthorized alteration or additions to a survey map bearing a Licensed Land Surveyors seal is a violation of Section 7209, Subdivision 2 of the New York State Education Law.

Protection only where indicated.

Adjacent property lines and easements not surveyed or certified. Access to adjacent right of way, easements and public or private lands not guaranteed or certified.

Underground utilities shown herein are approximate and should be verified before excavating. Additional underground utilities are not shown or certified. Foundations and structures below grade, if any, not shown or certified.

Subject to covenants, easements, restrictions, conditions and agreements of record.

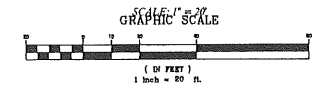
Elevations shown herein generally in accordance with North American Vertical Datum 88.

Surveyed in accordance with Deed Control Number 60113999.

Precises shown herein designated on the Village of Irvington Tax Maps as: Section 2.05B, Block 17, Lot 10.

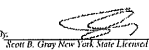
Property Address:
410 North Broadway
Irvington, NY 10533

**SURVEY OF PROPERTY
PREPARED FOR
JUSTIN RISPLER &
JESSICA RUBEN**
SITUATE IN THE
VILLAGE OF IRVINGTON
TOWN OF GREENBURGH
WESTCHESTER COUNTY, NEW YORK



Certified to:
Justin Rispler & Jessica Ruben
Kensington Vanguard National Land Services
First American Title Insurance Company
First Republic Bank, 15404
Title #370117-F-NY-RP-K1'

Surveyed: September 9, 2016
Map Prepared: September 16, 2016
Map Revised: February 16, 2021 to show as built of new addition
Map Revised: February 17, 2021
Map Revised: March 18, 2021 to show stone baroque removed.
Map Revised: March 18, 2021 to show revised stone steps
Map Revised: April 5, 2021 to show update and certifications
Map Revised: April 21, 2021 to show additional certifications

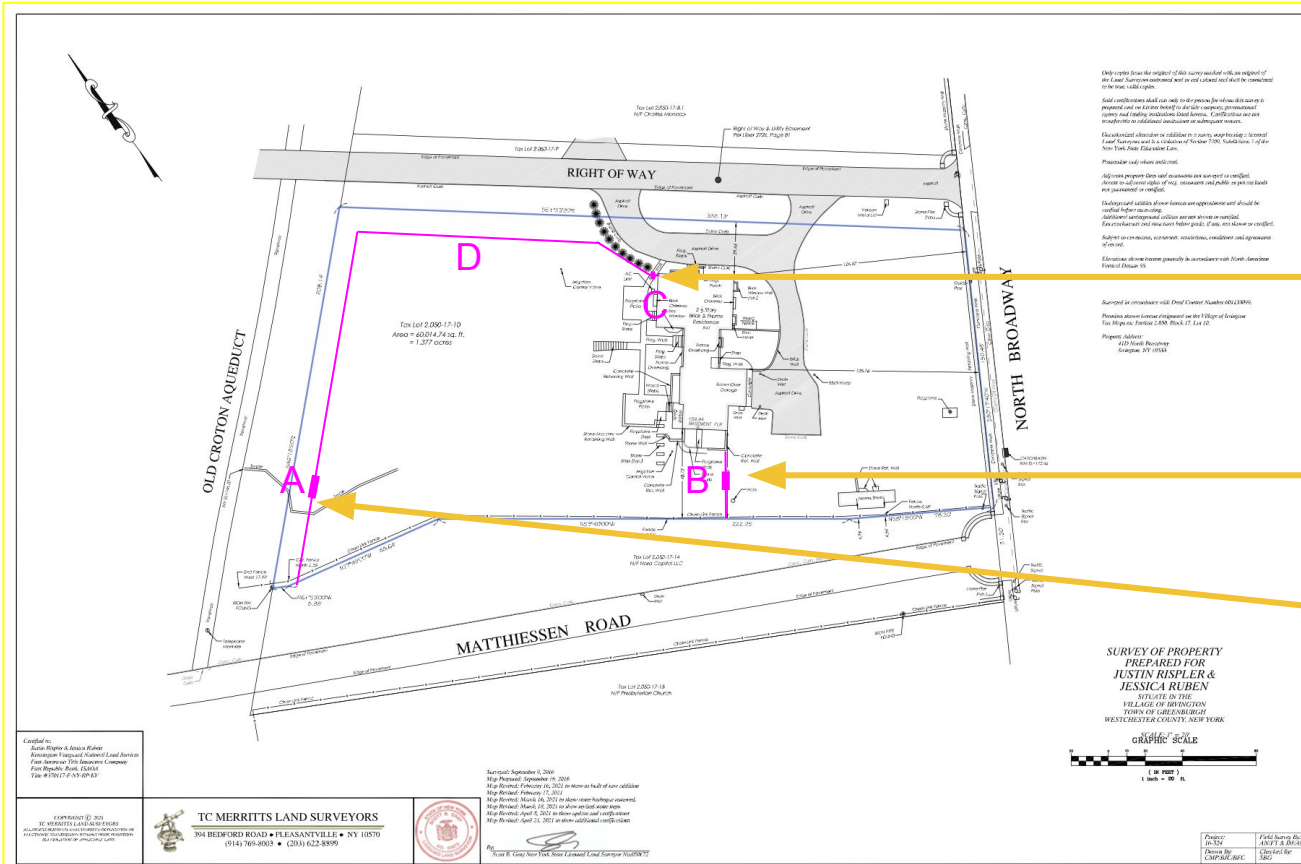
By: 
Steven B. Gray New York State Licensed Land Surveyor No. 859672

TC MERRITTS LAND SURVEYORS
394 BEDFORD ROAD • PLEASANTVILLE • NY 10570
(914) 769-8003 • (203) 622-8899



Project: 16-324	Field Survey By: ANFT & IMAP
Drawn By: CMF/MB/CFC	Checked By: SBC

Survey with proposed fence highlighted*



*Fence highlighted in pink; bold where proposed gates will go

Backyard area (Aqueduct trail side)

The fence will be **30 FT** back from the aqueduct to be in line with all local rules and regulations. The fence will sit behind the current tree line (on the inside of the property, in our backyard).



Current

This is the aqueduct trail

This is our backyard



**A Proposed
(30 FT BACK FROM AQUEDUCT)**

This is where we propose a gate to be, so that there is easy access to the backyard from the aqueduct trail as we come and go. The gate would sit on top of the existing stone pathway from the trail to our yard

The gate would go up to the existing chain link fence

Front right side of house

This area is on the side of the house between driveway and backyard.



Current

B

This is where we propose second gate to be, so that there is easy access to the backyard from the driveway



Proposed

Back of house

This area is on the side of the house between driveway and backyard.



*Existing chain
link fence (on
the Matthieson
Road side)*

Current

C

*We would like to add a
fence here, with a gate*



Proposed

Front of house side (41 N Broadway side - Private road)

We are proposing that the fence sits behind the current tree line (on the inside of the property in our yard)



Current

This is 41 N Broadway which is a private street (which our house is on)



D Proposed

The fence would go inside the existing tree line and would connect with the fence on the aqueduct side of the yard

Backyard

Full view of backyard



Current

Aqueduct trail is back here

*Existing chain link
fence is over here*

*41 N Broadway
street is here*



Proposed

Neighbor's fence

Our next-door neighbors have the exact same material, style and color fence that we'd like to get.

The fence is also on the aqueduct trail side.

Their fence looks like it is about 6 feet high - we are hoping to get this same exact material, color and style, but only 4 feet high instead of 6.

Many other homes on the trail have this same style fence.



Cut sheet

