

INCORPORATED VILLAGE OF AMITYVILLE: LOCAL LAW # 4 OF YEAR 2014

A local law to amend the Building Zone Map of the Village of Amityville, to change the zoning of certain property located on the north-side of Oak Street, known as 22 Oak Street, Amityville, New York a/k/a SCTM # 101-4-3-p/o 47 [the westerly twenty (20') ft. thereof] from a B-1 Retail Business District to a C Residence District; and the properties known as 22, 26 and 30 Oak Street, Amityville, New York a/k/a SCTM a/k/a # 101-4-3- 45, 46 and balance of Lot 47 thereof, from a B Residence District to a C Residence District pursuant to §183-4 of the Code of the Village of Amityville (CVA).

BE IT ENACTED by the Board of Trustees of the Village of Amityville as follows:

Section 1. The Board of Trustees finds that the westerly 20 ft. of tax lot [SCTM #101-4-3-47] is zoned as a B-1 Retail Business Zone and that tax lots [SCTM # 101-4-3-45, 46 and the balance of Lot 47] are zoned as a Residence B Zone and that such zoning thwarts appropriate use and development. The Board further finds that it is in the best interests of the Village to rezone those tax lots from partly a B-1 Retail Business Zone and B Residence Zone to a C Residence Zone for this purpose and that such rezoning will be compatible with the uses of adjoining parcels and nearby properties.

Section 2. The Building Zone Map of the Village of Amityville established by §183-4 of the Code of the Village of Amityville is hereby amended pursuant to §7-706 of the Village Law and §183-142 of said Code to change the zoning of the premises hereinafter described from a B-1 Retail Business and B Residence to a C Residence:

All that certain piece and part of the parcel of land with the improvements thereon lying and being at the Village of Amityville, Town of Babylon, County of Suffolk, State of New York, being more particularly bounded and described as follows:

PARCEL I: All that certain tract or parcel of land, situate in the Village of Amityville, in the Town of Babylon, County of Suffolk and State of New York, described according to a survey thereof made by George H. Walbridge Co., Civil Engineers and Surveyors, Babylon, Long Island, N.Y., on October 26, 1937, as follows:

BEGINNING at a point marked by an iron pipe set in the northerly margin of a highway known as Oak Street, said point marking the southwesterly corner of the tract herein described and the southeasterly corner of land this day conveyed by said Sarah A. Ross to Charles Geiger; and

RUNNING THENCE North 28 degrees 42 minutes 40 seconds East, by and with said land conveyed to Charles Geiger, as aforesaid, the distance of two hundred eleven and seventy-six one-hundredths (211.78) feet to an iron pipe set on the southerly side of a right of way running easterly from Broadway to Chichester Cemetery;

RUNNING THENCE South 61 degrees 08 minutes 20 seconds East, along the southerly side of said right of way the distance of eighty-six and sixty-six one-hundredths (86.66) feet to an iron pipe set on the westerly side of Chichester Cemetery;

THENCE RUNNING South 26 degrees 24 minutes 40 seconds West, along the westerly bound of said Chichester Cemetery the distance of two hundred fourteen and sixty-one one-hundredths (214.61) feet to another iron pipe set in the northerly margin of Oak Street; and

THENCE RUNNING North 59 degrees 32 minutes 40 seconds West, along the northerly margin of Oak Street, the distance of ninety-five and thirty-two one-hundredths (95.32) feet to the point or place of BEGINNING.

PARCEL II: ALL that certain tract or parcel of land, situate in the Village of Amityville, Town of Babylon, County of Suffolk and State of New York, described, according to a survey thereof made by George H. Walbridge Co., Civil Engineers and Surveyors, Babylon, Long Island, N.Y. on October 26, 1937, as follows:

BEGINNING at a point marked by an iron pipe set in the northerly margin of a highway known as Oak Street, said point marking the southwesterly corner of the tract herein described, and the southeasterly corner of land now or formerly of W. Powell and

RUNNING THENCE North 29 degrees 58 minutes 10 seconds East, by and with said land now or late of W. Powell, the distance of two hundred ten, and forty-seven one-hundredths (210.47) feet to the an iron pipe set on the southerly side of a right of way running easterly from Broadway to Chichester Cemetery;

THENCE RUNNING South 61 degrees 08 minutes 20 seconds East, along the southerly side of said right of way the distance of forty-three and thirty-three one-hundredth (43.33) feet to another iron pipe, and land this day conveyed by the party of the first part herein to Joseph Geiger;

RUNNING THENCE South 28 degrees 42 minutes 40 seconds West, the distance of two hundred eleven and seventy-six one-hundredths (211.76) feet to another iron pipe set on the northerly margin of said Oak Street; and

THENCE RUNNING North 59 degrees 32 minutes 40 seconds West, along the northerly margin of said Oak Street the distance of forty-seven and sixty-six one-hundredths (47.66) feet to the point or place of BEGINNING.

CONTAINING 29,540 SQUARE FEET OR .67 ACRES

ALSO KNOWN AS 22, 26 AND 30 OAK STREET, AMITYVILLE, NEW YORK
a/k/a SCTM # 101-4-3-45, 46 AND 47.

THIS PROPERTY MAY BE SUBJECT TO EXISTING OR FUTURE RESTRICTIONS, COVENANTS AND/OR EASEMENTS, EITHER WRITTEN OR IMPLIED.

Section 3. Effective Date.

This local law shall take effect upon the filing thereof in the office of the Secretary of State, but shall take effect upon the date of its service as against a person served personally with a copy thereof, certified by the Village Clerk and showing the date of its adoption and entry in the minutes.