



TOWN OF OSSINING

BUILDING & PLANNING DEPARTMENT

101 ROUTE 9A, P.O. Box 1166

OSSINING, N. Y. 10562

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Website: www.townofossiningny.gov Email: building@townofossiningny.gov

PUBLIC NOTICE

Notice is hereby given that a Public Hearing of the Town of Ossining Zoning Board of Appeals will be held on **Monday, February 2, 2026 at 7:30 p.m.** on the application of Howard and Emily Gill, 4 Pheasant Ridge Road, in person at the John-Paul Rodrigues Operations Center, 101 Route 9A, Ossining, NY 10562 and by zoom video conference using the following link:

<https://us02web.zoom.us/j/81425328601?pwd=sBPSkLRDLwh10oj6ghDqmbIHcfCM78.1>

Passcode:994244

Phone one-tap:

+19292056099,,81425328601#,,, *994244# US (New York)

+16469313860,,81425328601#,,, *994244# US

The property is located at 4 Pheasant Ridge Road in the unincorporated area of the Town of Ossining, identified on the Tax Map of the Town of Ossining as Section 89.08, Block 1, Lot 76 in the R-15 One-Family Residence Zoning District. The applicant is seeking a variance from the terms of the Zoning Code of the Town of Ossining, Chapter 200-21 One-Family Residences in Residential Districts, 200 Attachment 2, Bulk Regulations and Chapter 200-25 B. (2) to reconstruct an existing deck. The property is located on a corner lot. The new deck does not meet minimum setback requirements on two sides as follows:

Side yard setback: 30 feet required; the existing/proposed setback is deficient by 9.2 feet.

Rear yard setback: 32 feet required; the existing/proposed setback is deficient by 1.9 feet.

Application Materials and Plans titled, "Gill Howard Residence" dated November 30, 2025, prepared by Marcelino Quispe, Professional Engineer, are available for public inspection at the Town of Ossining Building Department and online at:

<https://www.townofossiningny.gov/cms/publications/all-documents/zoning-board/zoning-board-projects/zproj-under-review>

All interested persons are invited to attend the Public Hearing to be heard on this matter. Written comments can be sent by email to building@townofossiningny.gov or regular mail to Town of Ossining Zoning Board of Appeals, P.O. Box 1166, Ossining, NY 10562. Please feel free to contact our office by phone if you need any information regarding the Zoning Board meeting process 914-762-8419.

BY ORDER OF THE ZONING BOARD OF APPEALS

Sal Carrera, Chairman

DATED: January 22, 2026