



*Civil & Environmental Engineering Consultants
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August 29, 2017

Mr. Tim Dexter
City of Beacon Zoning Administrator
1 Municipal Street
Beacon, NY 12508

Re: Variance Application
Prospect Street & Madison Avenue parcel
City of Beacon, New York, Tax Parcel: 6054-46-208527 (±0.13-acre)

Dear Mr. Dexter,

Enclosed please find the following items for your review:

- Five (5) copies of report discussing the proposed area variance
- One (1) CD with the above documents electronically

These items are being submitted in support of the previously submitted application, and the requested variances are as follows:

1. Side yard (to the existing property to the northeast) of 12.2 feet, where 15 feet is required, thereby requesting relief of 2.8 feet.
2. Side yard (total) of 24.7 feet, where 40 feet is required, thereby requesting a variance of 15.3 feet.

Should you have any questions, please feel free to call me 845-440-6926.

Sincerely,

Daniel G. Koehler, P.E.
Principal

cc: Rina Shuman (via email)
Michael A. Bodendorf, P.E. (HLD file)