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EFREM CITARELLA  
Building Inspector

## BUILDING DEPARTMENT

### Town of Somers

WESTCHESTER COUNTY, N.Y.

TOWN HOUSE  
ANNEX  
337 ROUTE 202  
SOMERS, NY 10589



## ISSUANCE OF BUILDING PERMITS

**Zone: R-80**

**Project: One Family Dwelling**

First you must file an Environmental Determination application from the Engineering Department located on the second floor of the Elephant Hotel. Their phone number is 914-277-5366, or can be obtained on-line at the following web site: [somersny.com](http://somersny.com).

Lot size: Size of lot must be 80,000 square feet minimum.

Maximum percent of lot to be occupied is 5%.

Maximum height for sloped roof is 30' to midpoint from average grade.

Zoning Setbacks:

|                 |     |
|-----------------|-----|
| Front Yard:     | 40' |
| One Side Yard:  | 40' |
| Two Side Yards: | 95' |
| Rear Yard:      | 50' |

**In order to obtain a building permit you must make an appointment with the Building Inspector and bring the following with you:**

- Proof of ownership
- A survey showing proposed dwelling.
- Two (2) copies of plans from a New York State Registered Licensed Design Professional, one copy must be signed and stamped by the LDP and Westchester County Health Department approval for bedroom count.
- Westchester County Health Department approval for S.S.D.S.
- Water/Sewer hook up approval if applicable.
- State/Town driveway permit.
- Builder's:
  - Certificate of Liability Insurance with Town of Somers as Certificate Holder
  - Certificate of Workman's Compensation Insurance with Town of Somers as Certificate Holder.
- A copy of the Engineering Department's determination result, or a copy of the environmental permit issued for this project.

**Fees:**

- Permit fees are based on estimated project cost, determined by the Building Inspector.
- C.O. fee is \$50.00 and must be accompanied by C.O. application signed by owner.