

TOWN OF MARLBOROUGH

PO Box 305 Milton NY 12547

TELEPHONE NO. 795-2406 : FAX NO. 795-6171

DEPARTMENT OF BUILDINGS

THOMAS CORCORAN JR.

BUILDING INSPECTOR

CODE ENFORCER

FIRE INSPECTOR

Date: February 20, 2025

Re: Cubbard Drive, Marlboro, N.Y. 12542

Name : Nicholas Atkins

XXX : The application must be presented to the Town of Marlborough Zoning Board because :

- 1) Does not meet lot width minimum
- 2) Accessory is located in front yard
- 3) Rear yard setback does not meet minimum requirement
- 4) Shed removal - accessory in front yard (No variance - self created)

I have no problem with the barn becoming a 1 Family home once the property is legally subdivided but that property will need :

- 1) Building permit
- 2) Engineer stamped NYS plans for renovation / conversion to 1 Family home
- 3) Ulster County Board of health approval - letter to construct (septic)
- 4) Proof of potable water (Municipal water or private well dedicated to each property)
- 5) Engineering for the foundation (meets NYS code for frost protection & structural integrity)

Any questions or concerns please do not hesitate to contact me.

Thank You.



Thomas J. Corcoran Jr.

Building Inspector

Code Enforcement Officer