

**Planning Special Permit
Detached Accessory Dwelling Unit
35A Pleasant Valley Road**

Request for Waiver

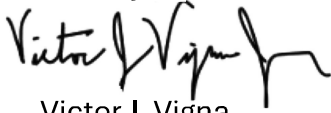
08/30/2024

Section F.2.ii of the recent ADU ordinance states that a “DADU that is within a required side yard or rear yard setback for the zoning district shall not have any windows, balconies, or doors higher than eight feet above grade facing adjacent property.” Our proposed DADU is the second floor of an existing garage, with existing windows facing an adjacent property. Thus, we are requesting a waiver of this requirement due to this building already being in existence since 1993.

We are not making any exterior structural changes to this property beyond what is currently in place. The only interior change we would make is installing a galley kitchen in a corner of the existing space, with no additional interior walls.

For more information, please see the accompanying Project Narrative.

Thank you,

A handwritten signature in black ink, appearing to read 'Victor J. Vigna', with a stylized flourish at the end.

Victor J. Vigna