



# Village of Monroe

7 Stage Road, Monroe, NY 10950  
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## VILLAGE OF MONROE PUBLIC HEARING PROPOSED LOCAL LAW

### “MODIFYING THE DEFINITION OF LOT COVERAGE CONTAINED IN CHAPTER 200 OF THE VILLAGE CODE, ZONING”

**Mayor**

Neil S. Dwyer

**Trustees**

Carey Alley

Debra E. Behringer

Dorey Houle

John M. Karl III

**Clerk**

Ann-Margret Baxter

**Treasurer**

Catherine M. Murray

**Attorney**

Alyse Terhune

**Building Department**

James F. Cocks,

Building Inspector

782.8341 ext. 128

**Police Department**

Darwin Guzman, Chief

782-8644

**Department of Public Works**

783-8341

**Water Department**

782-8341 ext. 122

**Planning Board**

Jeff Boucher, Ch.

**Zoning Board of Appeals**

Paul S. Baum, Ch.

**Village Historian**

Linda Burroughs

**PLEASE TAKE NOTICE THAT, during its June 1, 2021 Board Meeting the Village of Monroe Board of Trustees authorized a Public Hearing to be scheduled on Tuesday, June 15, 2021 at 6:30 PM in the Boardroom of the Village Hall, 7 Stage Road, Monroe, NY on a proposed Local Law entitled “Modifying the Definition of Lot Coverage Contained in Chapter 200 of the Village Code, Zoning”. The purpose of this proposed Local Law is to modify Chapter 200 of the Village Code, which regulates zoning within the incorporated Village and define lot coverage so as to include all impervious and semi-impervious surfaces, thus protecting building lots from over-development.**

**All persons interested in the proposed Local Law may appear in person or by agent. All written communications should be addressed to Mayor Neil S. Dwyer and received prior to the Public Hearing.**

**BY ORDER OF THE BOARD OF TRUSTEES  
VILLAGE OF MONROE  
ANN-MARGRET BAXTER  
VILLAGE CLERK**

**Dated: June 2, 2021**

**VILLAGE OF MONROE  
INTRODUCTORY LOCAL LAW  
MODIFYING THE DEFINITION OF LOT COVERAGE CONTAINED IN  
CHAPTER 200 OF THE VILLAGE CODE, "ZONING."**

**BE IT ENACTED** by the Village Board of Trustees of the Village of Monroe, County of Orange, State of New York, as follows:

**Section 1.** Legislative Findings, Purpose and intent.

The Village Board of Trustees finds and determines that the public interest would be served by modifying Chapter 200 of the Village Code, which Chapter regulates zoning within the incorporated Village, to define lot coverage so as to include all impervious and semi-impervious surface, thus protecting building lots from over-development.

**Section 2.** Authority.

This local law is enacted by the Village Board of Trustees of the Village of Monroe pursuant to its authority to adopt local laws pursuant to the New York State Constitution and Section 10 of the Municipal Home Rule Law.

**Section 3.** Section 200-5, titled, "Definitions," of Chapter 200, titled, "Zoning," of the Code of the Village of Monroe is hereby amended as follows:

The definition of "LOT COVERAGE" is deleted in its entirety and replaced with the following new definition:

LOT COVERAGE - The percentage of the area of a lot covered by buildings, parking areas, accessory structures and any impervious materials, including natural impervious areas, such as rock, and semi-impervious "permeable" surface coverings such as porous asphalt, paving stones and interlocking pavers.

**Section 4.** Supersession, of Inconsistent Laws, if any.

The Village Board of Trustees hereby declares its legislative intent to supersede any provision of any local law, rule, or regulation and any provision of the state Village Law or other special law that may be declared inconsistent or in conflict with this local law. The courts are specifically requested to take notice of this legislative intent and apply such intent in the event the Village has failed to specify any provision of law that may require supersession. The Village Board hereby declares that it would have enacted this local law and superseded such provision had it been apparent.

**Section 5.** Severability.

If any section, part or provision of this local law or the application thereof to any person, property or circumstance is adjudged invalid by any court of competent jurisdiction, such judgment shall be confined in its operation to the section, part, provision or application directly and expressly adjudged invalid and shall not affect or impair the validity of the remainder of this local law or the application thereof,

**Section 6.** Effective Date.

This local law shall take effect immediately upon filing with the Secretary of State.