

RESERVED CASES

JULY 24, 2014

APPEAL #19579 - Margaret Haffner, variances 70-44.B, 70-49.A, 70-100.2.A(2) and 70-210.B to maintain conversion of a seasonal cottage to a dwelling unit – not a permitted use - with insufficient floor area and location to the rear of main structure and fencing within a required front yard setback; SW/cor. 204 Willis Ave. and 85th Ave., Floral Park Centre, Sec. 8, Blk. 90, Lot 215, R-C District. (9-11-13)

APPEAL #19634 - Nassau Land Developers, LLC, variance 70-47.1.D to subdivide a parcel creating two lots with insufficient lot width; N/W/Cor. 545 Whittier St. and Longfellow Ave., Westbury, Sec. 10, Blk. 64, Lot 5138, R-C District. (1-22-14)

APPEAL #19656 - Bartolomeo Abbatiello (Owner)/Michael Zampini (Applicant), appeal for determination, or in the alternative, variances 70-138 and 70-208.G to maintain a two-family dwelling within a Business District – not a permitted use and an enclosed porch increasing habitable living space; N/side 535 Westbury Ave., 50' W/of Sicardi Pl., Carle Place, Sec. 10, Blk. 272, Lot 215, B-B District. (12-11-13)(5-7-14)

APPEAL #19702 - Gennaro Sansone (Owner)/Todd O'Connell, Architects (Applicant), variance 70-19 to construct a covered deck exceeding the permitted floor area; N/side 115 Percheron Ln., 260.95' W/of Schoolhouse Ln., Roslyn Heights, Sec. 9, Blk. 539, Lot 13, R-AA District. (3-5-14)

APPEAL #19705 - Denton Stone Works, conditional use 70-187 to maintain an accessory structure incidental to the permitted use – a conditional use; N/E/cor. #94 Denton Ave. & Fourth St., New Hyde Park, Sec. 9, Blk. 233, Lots 142, I-B District. (3-5-14)

APPEAL #19711 - Frank Delia, appeal for determination, or in the alternative, variance 70-29.C to construct a 2nd floor addition exceeding the permitted floor area, N/side 12 Summit Rd., 315.74' E/of Beacon Hill Rd., Port Washington, Sec. 6, Blk. 29, Lot 209, R-A District. (3-19-14)

APPEAL #19716 - Thomas Amato, appeal for determination, or in the alternative, variances 70-49.B, 70-50.A, and 70-51.A to maintain a 2nd floor addition exceeding the permitted floor area and within a required side yard and a covered porch within the required front yard setback; W/side 7 Stephen Ave., 50' S/of Hillside Ave., New Hyde Park, Sec. 8, Blk. 321, Lot 12, R-C District. (3-19-14)

APPEAL #19722 - Irene Bokser, variances 70-29.B, 70-29.C, and 70-30.C to construct second story additions exceeding the permitted floor area and a new portico within a required front yard setback; N/side 44 Shore Park Rd., 158.33' E/of Shore Cliff Pl., Great Neck, Sec. 2, Blk. 363, Lot 30, R-A District. (4-9-14)

APPEAL #19731 - Peter Steincke (Owner)/Victor Thomas (Applicant), variances 70-39.C and 70-42 to maintain additions and an attached storage shed exceeding the permitted floor area and an addition within the required rear yard setback; W/side 7 Crestwood Rd., 397.02' S/of Deerfield Rd., Port Washington, Sec. 6, Blk. 50, Lot 318, R-B District. (4-9-14)

APPEAL #19738 - iPark Lake Success LLC, variances 70-103.B, 70-177.A and 70-202.1(c) to construct parking with insufficient stall size within a required front yard setback and a retaining wall exceeding the permitted height; S/E/cor. 1111 Marcus Ave., and Lakeville Rd., Lake Success, Sec. 8, Blk. B-18, Lot 300H, I-A District. (5-7-14)

APPEAL #19744 - John Mauser, variance 70-22 to maintain a dwelling within a required rear yard setback; S/side 67 Shepherd Ln, 135.40' W/of Sherwood Ln., Roslyn Heights, Sec. 7, Blk. 227, Lot 1, R-AA District. (5-7-14)

APPEAL #19749 - Floral Plaza, LLC (Owner)/Luciano Cervini (Applicant), conditional use 70-139.A and variances 70-103.A, 70-103.F, 70-203.G, 70-203.Q and 70-44 to convert a commercial structure to a day care center, a conditional use, with insufficient off-street parking, loading zones, stall sizes and landscape buffer, parking lot access from a residential street, and an accessory structure within a residence district (not a permitted use); N/side #339 Jericho Tpke. 62.24' W/of Barwick St., Floral Park Centre, Sec 8, Blk. 64, Lots 120-123, 422, 424, & 426, B-B & R-C Districts. (5-7-14)

APPEAL #19767 - Gobind Marg Charitable Society, Inc., variances 70-103.A and 70-203.G to convert a commercial structure to a religious use with insufficient parking within a required landscaped buffer; N/W/cor. 383 Jericho Tpke. and Cherry Ln., New Hyde Park, Sec. 8, Blk. 77, Lot 21, B-B District.

APPEAL #19769 - Garden City Trans Mix Corp., conditional use 70-187.B, and variances 70-103.A, 70-142.A, 70-208.G, and 70-212.B to maintain an auto body shop with insufficient off-street parking, to maintain the expansion of a non-conforming concrete business (a conditional use) within a required buffer and exceeding the permitted height, and to maintain an outdoor storage area; S/side 196-198 Atlantic Ave., 100' W/of Stewart Ave., Garden City Park, Sec. 33, Blk. 159, Lots 416-423, I-B District.

APPEAL #19778 - Tong Wing Chung (Owner)/ Henry Chung (Applicant), variance 70-100.2.A(2) to maintain fencing beyond the front building line; N/E/cor. 44 Barrington St. and Anna Ave., Westbury, Sec. 10, Blk. 208, Lot 1, R-C District. (6-25-14)

APPEAL #19792 - Jose Rodriguez, variance 70-100.2.A & 70-100.2.A(2) to maintain fencing exceeding the permitted height and beyond the front building line; S/E/cor. 98 Longfellow Ave. & Lowell St., Westbury, Sec. 10, Blk. 36, Lot 5295, R-C District.