

Town of North Hempstead



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Board of Zoning Appeals

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CALENDAR FOR JUNE 24, 2015

RESIDENTIAL CALENDAR

APPEAL #20013 – Joyce Wang, variances 70-29.B, 70-30.A, 70-31.A & 70-32 to construct additions exceeding permitted floor area in required front, side and rear yard setbacks; W/side #6 Rose Ave., 140' S/of Vista Rd., Great Neck, Sec. 2, Blk. 178, Lot 28, R-A District.

APPEAL #20014 - Bruce Boyd, variance 70-100.2.A(2) to maintain fencing beyond the front building line; W/side 72 Virginia Dr., 187.37' S/of Thompson Shore Rd., Manhasset, Sec. 3, Blk. 60, Lot 10, R-C District.

APPEAL #20015 - Bhagyavan Umpathy, variance 70-50.B to construct additions within a required front yard setback; N/E/cor. 1672 New Hyde Park Rd. and Baxter Ave., New Hyde Park, Sec. 8, Blk. 171, Lot 152, R-C District.

APPEAL #20016 – Maria Cristina Zaccarini, variance 70-50.A to maintain an enclosed porch within a required front yard; W/side #22 Tuxedo Ave., 205' N/of Vale Ct., New Hyde Park, Sec. 9, Blk. 493-1, Lot 8, R-C District.

APPEAL #20017 - Sonia Ceballos, variance 70-100.2.A(4)(a)(5) to maintain fencing exceeding the permitted height; SE/cor. 2 Park East & Hillside Dr. S., New Hyde Park, Sec. 9, Blk. 510, Lot 1, R-C District.

APPEAL #20018 – Paul Katz, variance 70-100.2(G) to maintain a portable shed exceeding permitted area; N/W/C #61 Barnyard Ln. & Bucket Ln., Roslyn Heights, Sec. 9, Blk. 541, Lot 12, R-AA District.

APPEAL #20019 – Anthony Amalfitano, variance 70-100.2.A(4)(b) to maintain fencing exceeding permitted height and forward of the building line; N/side #27 Cromwell Rd., 784.69' E/of Langdon Rd., Carle Place, Sec. 9, Blk. 595, Lot 13, R-B District.

APPEAL #20020 - Syed Ahsan, variances 70-32.6 and 70-101.B to maintain an expanded driveway exceeding the permitted front yard paving area and a planter within a required front yard setback; E/side 126 Birch Dr., 160.65' N/of Cedar Dr., New Hyde Park, Sec. 9, Blk. 608, Lot 15, R-A District.

APPEAL #20021 – Estate of Frank Lee, variances 70-208.F, 70-195.16.D, 70-52.5 & 70-51.A to maintain an exterior cellar entrance, insufficient side yard setbacks and front yard paving exceeding the permitted maximum on a non-conforming dwelling; S/side #626 Roman Ave., 50' W/of Wright St., Westbury, Sec. 11, Blk. 15, Lot 32, R-C District.

COMMERCIAL CALENDAR

APPEAL #20022 – Elrac, LLC, conditional use 70-126.D & variance 70-196.J(1)(b) to permit the continued use of premises for the parking, storage, sales & rental of automobiles, & to maintain signs exceeding permitted dimensions & area; N/side #131 Northern Blvd., 433.82' E/of Great Neck Rd., Great Neck, Sec. 2, Blk. 50, Lots 236 & 240, B-A District.

APPEAL #20023 – C&P Real Estate Holdings, LLC, appeal for determination, or in the alternative, conditional use 70-184.3.B & variance 70-103.A to permit interior alteration of office space to food use with insufficient off-street parking; End/of #99 Seaview Blvd., 597.69' W/of Osprey Ct., Port Washington, Sec. 6, Blk. 89, Lot 54, MPIP District.

APPEAL #20024 - Anthony Coppolino, variances 70-44, 70-100.2.A(4), 70-229.A, 70-196.J(1)(a), 70-197.H to maintain signage exceeding the number permitted on a wall and attached to a fence and to maintain a tow terminal (not a permitted use), with fencing exceeding the permitted height and beyond the front building line, and non-compliance with previous appeal #6856; W/side 1011 Lakeville Rd., 160.64' N/of White Ave., New Hyde Park, Sec. 8, Blk. 10, Lot 40, R-C District.

APPEAL #20025 - Joseph Valentine, variances 70-194, 70-192.A to permit the continued use of existing steel fencing exceeding the permitted height and the maintenance of entrance gates with insufficient setback; W/side 51 Kinkel St., 375' S/of Main St., Westbury Section: 11, Block: 75, Lot: 69, I-B District.

ADJOURNED CASES

APPEAL #19913 – Manuel Valente, variances 70-48, 70-49.B, 70-51.A, 70-100.1.F, 70-100.1.A, 70-100.2.A.4.b & 70-100.2.A.2 to maintain a one-story addition to single-family dwelling exceeding the permitted lot coverage and floor area, within required side yard, a garage in a side yard and fencing exceeding the permitted height and in a front yard; S/side #214 Roslyn Ave, 200' E/of Jamaica Blvd., Carle Place, Sec. 10, Blk. 6, Lot 13, R-C District.

APPEAL #19972 - Jose Martinez, appeal for determination, or in the alternative variance, 70-231 and variances 70-103.A, 70-103.B, 70-103.O, 70-195.15.E, and 70-208.F to construct a frame addition to a non-conforming structure in a business district for conversion to mixed use with insufficient off-street parking, stall sizes and stall to curb dimension; S/W/cor. #814 Prospect Ave. & Sherman St., Westbury, Sec. 11, Blk. 89, Lot 87, B-A District.

APPEAL #19809 - Anjali Kakwani (Owner)/Jogendra S. Bagga, variances 70-49.B, 70-50.B, 70-100.2.A(2), 70-100.2.A(4)(b), 70-100.2.H and 70-208.F to maintain additions to a non-conforming dwelling exceeding the permitted floor area, a deck within a required front yard setback, an A/C unit within a required side yard setback, fencing exceeding the permitted height and fencing beyond the

front building line; N/side 355 Glen Cove Ave., 200' W/of Rushmore Ave., Carle Place, Sec. 10, Blk. 268, Lot 323, R-C District. (9-17-14)(12-10-14)

CONTINUED CASE

APPEAL #19990 - Christine Stampfel, variances 70-100.1.A, 70-100.1.B, 70-100.2.A, 70-101.B, and 70-208.F to maintain a portico on a non-conforming dwelling in a required front yard, an accessory structure (shed) in a required side yard setback located in a secondary front yard, and a fence located forward of the building line in a secondary front yard; N/side 208 Aster Dr., 240' W/of Tryon Ct., New Hyde Park, Sec. 8, Blk. 302, Lot 31, R-B District.