

AGENDA
ZONING BOARD OF APPEALS
VILLAGE OF NORTH HILLS
JUNE 26, 2018
7:30 P.M.

1. Announcements

2. Public Hearings:

- A. Application #17-08za – (Continued) Application of The Manhasset Bay Group Inc., 90 Merrick Avenue, 9th Floor, East Meadow, New York, for the following variances of the Village Code necessary before the applicant may proceed with an application to the Planning Board for a residential subdivision: (a) §215-24(F)(1), to place a guard booth with a setback of 92 feet, and a clubhouse parking lot with a setback of 48 feet, from Searingtown Road (a County highway), where no building or structure and no accessory use may be located within 150 feet of a County highway; (b) §215-11(D)(4) to permit the clubhouse with a setback of 27 feet from a front property line, where a minimum front yard setback of 50 feet is required; and (c) §215-35(F), to permit parking stalls 9 feet by 20 feet, where a minimum of 10 feet by 20 feet is required. Premises are designated as Section 3, Block 162, Lot 822 on the Nassau County Land and Tax Map, and are also known as 251 Searingtown Road, located on the west side of Searingtown Road, North of the Long Island Expressway North Service Road.
- B. Application #18-05za – (Continued) Application of Tom McManus, 15 Aldgate Drive West, Manhasset, New York, to construct a one story addition, which construction requires variances of: (a) Village Code §215-11(D)(5), in that the aggregate side yard setback will be 56 feet, where a minimum of 60 feet is required where the principal dwelling is a two (2) story dwelling, and (b) Village Code §215-11(D)(9), in that the proposed lot coverage is 16.5%, where a maximum of 15% is permitted. Premises are designated as Section 3, Block 238, Lot 121 on the Nassau County Land and Tax Map.

3. Board Discussion

- A. The Manhasset Bay Group Inc. - Issuance of Findings Statement

4. Unfinished Business

5. New Business