

**AGENDA**  
**ARCHITECTURAL REVIEW BOARD**  
**VILLAGE OF NORTH HILLS**  
**SEPTEMBER 6, 2022**  
**7:00 P.M.**  
**VILLAGE HALL**

**1. Announcements**

**2. Approval of Minutes – August 2, 2022**

**3. For Board Discussion:**

- A. Application ARB #22-14 (Continued) Applicant and Homeowner: Gisele Greenspan  
Architect: Ronald Vargo – 34 Stone Hill Drive South, North Hills, NY 11030.  
Requests approval for materials related to installation of swimming pool, rear  
terraces/plantings and replacement of front yard walkways and planters. Also  
requesting approval for removal of existing portico, partial height walls and front  
entry gate to be replaced with a new over-hanging portico with front entry column  
supports, and replacement of front entry doors and rear sliding doors and windows.
  
- B. Application ARB #21-21 (Continued) Applicant: Dan Masterson, Toll Brothers –  
Division Vice President, NY Metro Long Island Region, Jobin Thottam, Toll Brothers  
Long Island Project Manager, Owner: Toll Northeast V Corp./ Manhasset Crest –  
251 Seasingtown Road, North Hills, NY 11030. Requests approval for installation of  
front entrance monuments and wall and guidelines for neighboring home styles.
  
- C. Application ARB #22-16 Applicant: Mason Litvinoff, Sunpower Corporation.  
Owner: Toll Northeast V Corp. /Manhasset Crest – 251 Seasingtown Road, North  
Hills, NY 11030. Requests approval for solar panel installation at model home - 29  
Sequoia Circle and solar panel installation parameters for future homes in  
Manhasset Crest.
  
- D. Application ARB #22-15 Applicant: Ian Shaw Greenberg, RA Homeowner: Jaclyn  
Rajwan – 135 The Crescent, North Hills, NY 11577. Requests approval to extend  
and re-finish existing deck.

**4. Unfinished Business**

**5. New Business**