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Town of North Hempstead



Board of Zoning Appeals

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CALENDAR FOR MAY 25, 2022

RESIDENTIAL CALENDAR

APPEAL #21226 – Aren Tung; 26 Avenue A, Port Washington, Section 4, Block 36, Lot 308; Zoned Residence-C

Appeal for Determination that the Building Department erred in not recognizing a previously issued Certificate of Existing Use.

APPEAL #21227 - Suzanne Kolen; 99 Ivy Way, Port Washington; Section 5, Block 72; Lot 200; Zoned: Residence-A

Variance from §70-30.C to construct an addition that is too close to the street.

APPEAL #21228 - Richard Schefer; 144 Luquer Road, Port Washington; Section 5, Block 76, Lot 435; Zoned Residence-B

Variance from §70-39.C to legalize additions that are too big.

APPEAL #21212 – Marco Barrera; 24 Fairview Ave., Port Washington, Section 6, Block 10, Lot 876; Zoned Residence-C

Variance from § 70-50.B to construct additions and a portico to an existing home that would be too close to the street.

APPEAL #21215 – Juiching Hsu; 29 Ridge Rd., Albertson, Section 7, Block 304, Lot 23; Zoned Residence-A

Variance from § 70-29.B to construct additions that will make the house too big.

APPEAL #21229 - Jebashini Jesurasa; 110 Stratford Road; New Hyde Park; Section 9, Block 520, Lot 3; Zoned: Residence-C

Variances from §§70-50, 70-49.B, 70-100.2.A(4)(b), 70-100.1(b) and special exception from 70-231 to legalize a home (including a detached garage) which is too big, a raised terrace located too close to the street, fencing that is too tall, a garage that is too close to the side and rear property lines and stairs to an attic (which are not permitted).

COMMERICAL CALENDAR

APPEAL #21230 – JDK-PHRI, LLC (George D. Kofinas, MD, FACOG); 66 Power House Rd., Roslyn Heights, Section 7, Block H, Lots 426 & 427; Zoned Business-A

Variances from §§ 70-103A(1), 70-196J(1)(a), & 70-196J(1)(f) to construct interior alterations to convert an office building into a medical office with not enough parking, to construct more than one sign on a wall of a building, and sign higher than allowed.

APPEAL #21219 - Shapali, Inc. D/B/A North Star Market; 600 Hillside Avenue, New Hyde Park; Section 8, Block 9, Lot 1; Zoned: Business-A

Conditional use §70-126.F to convert a vacant commercial space to a grocery store (a conditional use).

APPEAL #21231 - 2035 Lakeville Road, LLC (Sign); 2035 Lakeville Road, New Hyde Park; Section 8, Block 217, Lot 8; Zoned: Business-A

Variances from §§70-196.J(2)(b) and 70-196.J(2)(c) to construct a ground sign that is too close to the street and is too large.

APPEAL #21232 – Michael Tobias; 111 Magnolia Ave., Westbury, Section 11, Block 141, Lot 37; Zoned Industrial-B

Variances from §§ 70-103A, 70-190, 70-192(A), and 70-203(U)(3)(h) to construct a new building for use as a micro-fulfillment distribution warehouse with not enough parking, the building being taller than permitted, a vehicle entrance door too close to the street, and construction of a ramp to a below-grade parking structure that is too steep.