

**NOTICE OF PUBLIC HEARING
BY THE BOARD OF APPEALS**

Pursuant to the provisions of Article 27 Section 269 of the Building Zone Ordinance. **NOTICE** is hereby given that the **BOARD OF APPEALS** of the Town of Hempstead will hold a public hearing in the Town Meeting Pavilion, Town Hall Plaza, One Washington Street, Hempstead, New York on **09/23/2009 at 9:30 A.M. & 2:00 P.M.** to consider the following applications and appeals:

THE FOLLOWING CASES WILL BE CALLED STARTING AT 9:30 A.M.

1052/09. LIDO BEACH - Harold & Tina Kuritzky, Renewal of grant to maintain 18' high living fence., N/s Gerry Ave., 447.11' E/o Daniel Dr., a/k/a 939 Gerry Ave.

1053/09. - 1054/09. WEST HEMPSTEAD - White Castle System, Inc., Renewal of grant to maintain menu board sign in conjunction with drive-thru window (White Castle); Renewal of grant to maintain one double-faced, illuminated detached ground sign, overall size 130 sq. ft., overall height 18' & setback 5' from Hempstead Tpke., S/W cor. Hempstead Tpke. & Front St. running thru to Hempstead Ave., a/k/a 19 Hempstead Tpke.

1055/09. BALDWIN - J & P Bottle d/b/a Lange's Wine & Liquor, Renewal of grant to maintain double-faced roof sign overall size 40 sq. ft., W/s No. Grand Ave., 60' N/o Lenox Rd., a/k/a 1336 Grand Ave.

1056/09. WOODMERE - Estelle Goldfarb, Variances, lot area occupied, rear yard, construct addition & roofed over open porch both attached to dwelling., S/s Fairway Dr., 553.27' W/o Green Pl., a/k/a 543 Fairway Dr.

1057/09. - 1058/09. MERRICK - Sandra Rainer, Variance, side yard, maintain wood deck attached to dwelling; Maintain 4'6" high fence., N/W cor Beach Dr. & James St., a/k/a 2848 Beach Dr.

1059/09. - 1061/09. LIDO BEACH - Susan O'Leary, Install pool not permitted in side yard; install 6' high fence, portion of which is on top of 3' high wall totaling 9' high, larger than pool installation area; Erect roofed over wood deck (detached teahouse) higher & larger than permitted & exceeding horizontal maximum on both sides; Plant 6' high living fence to be maintained at said height., E/s Luchon St., 218' N/o Ocean Blvd., a/k/a 65 Luchon St.

1062/09. - 1063/09. EAST MEADOW - Stephen & Anne Heine, Variance, rear yard, maintain wood deck attached to dwelling; Maintain 6' high fence., N/W cor. Birch Ave. & Bellmore Rd., a/k/a 2775 Birch Ave.

1064/09. - 1065/09. OCEANSIDE - Serafeim Skenderis, Variances, lot area occupied, side yard, side yards aggregate, rear yard, construct addition & 2-story additions (1 with 2-car garage) all attached to dwelling (demolish existing garage); Variance, side yard, maintain three (3) a/c units., N/s Riverside Dr., 1662.18' W/o Royal Ave., a/k/a 3532 Riverside Dr.

1066/09. OCEANSIDE - Rapnjeff Oceanside, LLC, Install one, double-faced, illuminated, detached, ground sign; overall height 20'; setback 6" from Long Beach Rd. & 13.75' from side yard., E/s Long Beach Rd., 675' N/o Mott St., a/k/a 3411 Long Beach Rd.

1067/09. NR ROCKVILLE CENTRE - Peter B. & Faith Skelos, Mother/Daughter Res.(2nd kitchen)., S/s Rose La., 288.3' W/o Surrey PL., a/k/a 446 Rose La. (**Negative Declaration issued under S.E.Q.R.**)

1068/09. WOODMERE - Stephen Fuchs, Variance, rear yard, maintain enclosed porch attached to dwelling., N/W cor. E. Broadway & Centre St., a/k/a 1036 E. Broadway

1069/09. WEST HEMPSTEAD - Kevin & Dawn Feeley, Maintain pool with deck attached thereto & pool equipment not permitted in the front yard; maintain 4'5" & 6' high fence larger than pool installation area., S/W cor. New York Ave.& Belmont Ave., a/k/a 97 New York Ave.

1070/09. LEVITTOWN - Carl & Diane Petrie, Variance side yards aggregate, maintain sunroom & garage converted to living space both attached to dwelling., W/s Shepherd La., 190' S/o Poultry La., a/k/a 70 Shepherd La.

1071/09. UNIONDALE - Flo TV, Inc. f/k/a MediaFlo USA, Inc., Install one (1) wireless communication UHF antenna & two (2) dish antennas on existing lattice tower & equipment shelter on ground., W/s Meadowbrook State Pkwy., 427.21' S/o Glenn Curtis Blvd., a/k/a 1200 Glenn Curtis Blvd. (**S.E.Q.R. determination not made**)

THE FOLLOWING CASES WILL BE CALLED STARTING AT 2:00 P.M.

1072/09. BELLMORE - Carolee Caffrey, Install 6' high fence., S/E cor. Swenson Pl. & Skipper Ct., a/k/a 2432 Swenson Pl.

1073/09. MERRICK - Jean Tocco, Maintain shed exceeding horizontal maximum., N/s Shaw Dr., 967.20' W/o Jerusalem Ave., a/k/a 62 Shaw Dr.

1074/09. LEVITTOWN - Guido Beyer & Rosemary D. Beyer, Mother/Daughter Res. (2nd Kitchen)., W/s Old Hill La. , 127.79' N/o Hook La., a/k/a 38 Old Hill La. **(Negative Declaration issued under S.E.Q.R.)**

1075/09. OCEANSIDE - Lawrence C. & Jacqueline A. Becker, Variance, front yard setback on Yost Blvd., construct 2-story addition attached to dwelling., S/E cor. E. Lexington Ave. & Yost Blvd., a/k/a 337 E. Lexington Ave.

1076/09. - 1077/09. BALDWIN - Avenue B Fitness, Inc. d/b/a Synergy Fitness, Special exception to maintain place of public assembly (health & fitness center); Waive off-street parking with insufficient back-up space, stall size & access; special exception to park in the front yard setback., S/s Atlantic Ave., 256.83' E/o Grand Ave., a/k/a 830 Atlantic Ave. **(S.E.Q.R. determination not made)**

1078/09. - 1079/09. WOODMERE - John-Lynn Corp., Special Exception to use part of premises for public assembly & amusement (proposed gym); Waive off-street parking; Variances, lot area occupied, rear yard, construct 2-story addition attached to existing building., N/s Broadway, 114.86' W/o Pearsall Pl., a/k/a 1026-1032 Broadway **(S.E.Q.R. determination not made)**

1080/09. - 1083/09. ELMONT - 7-Eleven, Inc., Special exception to renovate existing building to be used as a convenience store on a two lane roadway exceeding the allowable square footage (1300 sq. ft. permitted - 2872 sq. ft. provided); Variance in off-street parking.; Special exception to park in front yard setback on Elmont Rd.; Install one double-faced, illuminated, detached ground sign, setback 10' from Elmont Rd., W/s Elmont Rd. between Hoffman Ave. & Baylis Ave., a/k/a 254 Elmont Rd. **(Negative Declaration issued under S.E.Q.R.)**

1357/09. - 1358/09. OCEANSIDE - Scott E. & Mary E. Drangel, Variance, front yard average setback, maintain porch converted to living space attached to dwelling; Variances, lot area occupied, front yard average setback, construct roofed over open porch attached to dwelling., W/s Washington Ave., 100' S/o Allen Ave., a/k/a 2590 Washington Ave.

1359/09. ROOSEVELT - John Patterson, Variance, front yard average setback, maintain dwelling., S/s E. Pennywood Ave., 483.80' E/o Park Ave., a/k/a 134 E. Pennywood Ave.

ALL PAPERS PERTAINING TO THE ABOVE HEARING ARE AVAILABLE FOR INSPECTION AT THE BOARD OF APPEALS, TOWN HALL, 1 WASHINGTON STREET, HEMPSTEAD, NY 11550.

Interested parties may appear at the above time and place. At the call of the Chairman, the Board will consider decisions on the foregoing and those on the Reserve Decision calendar.

**By order of the Board of Appeals,
Gerald G. Wright, Chairman
Joseph F. Pellegrini, Secretary
to the Board of Appeals**