

PUBLIC HEARING NOTICE

PLEASE TAKE NOTICE that a public hearing will be held as to the following matter:

Agency: Board of Appeals
Village of Woodsburgh
Date: October 7, 2021
Time: 7:00 p.m.
Place: 30 Piermont Ave Hewlett, NY 11557

Subject: Application of Michael & Hanna Berry, 5 Willow Road, Woodsburgh, New York, to construct an in-ground swimming pool with spa, sports court, retaining walls, outdoor kitchen, and patio, which work requires variances of the following Village Code sections: (a) 150-39(A)(1), in that the building coverage will be 22.3% or 5,293.8 square feet, where the maximum permitted building coverage is 15% or 3,567.32 square feet, (b) 150-39(B), in that the impervious surface coverage will be 11,351 square feet, where the maximum permitted is 7,467.46 square feet, (c) 150-39(E), in that existing H frame utility structure is in a front yard, where accessory structures are not permitted in a front yard, (d) 150-39(G)(1) in that a sport court will be located on an existing lot size of 23,782.10 square feet, where the lot or premises upon the court is located shall have a minimum lot area of 40,000 square feet, (e) 150-39(G)(9) in that no screening shall be around the sports court, where all courts and the fencing surrounding it shall be completely screened by coniferous trees, and (f) 150-47(B) in that the pool fencing will be located 3 feet from the side and rear lot lines, where the minimum side and rear setback is 25 feet. A private recreational court requires a permit from the Board of Appeals pursuant to Village Code 150-39(G)(9). A swimming pool also requires a special permit from the Board of Appeals pursuant to Village Code §150-47(B). Premises are also known as Section 41, Block 39, Lot 767 on the Nassau County Land and Tax Map.

The Board of Appeals, as lead agency, has determined that this application is a Type II matter under the State Environmental Quality Review Act, which requires no environmental review.

At the said time and place, all interested persons may be heard with respect to the foregoing matters.

Any person having a disability which would inhibit attendance at or participation in the hearing should notify the Village Clerk at least three business days prior to the hearing, so that reasonable efforts may be made to facilitate such attendance and participation.

Plans and other materials associated with the application may be reviewed and downloaded at www.woodsburghny.com or inspected at the office of the Village Clerk, 30 Piermont Avenue, Hewlett, New York, during regular business hours.

Dated: September 14, 2021

BY ORDER OF THE BOARD OF APPEALS
Michelle Blandino, Village Clerk