

MEMORANDUM

**TO: DANNY LEO, CHAIRMAN BOARD OF ZONING APPEALS
AND MEMBERS OF THE BOARD**
FROM: ASHLEY ZEIGLER-FLETCHER, ZONING BOARD ADMINISTRATOR
RE: NOVEMBER 2, 2023 BOARD OF ZONING APPEALS MEETING
DATE: OCTOBER 27, 2023

BUILDING PERMIT EXTENSION

CASE #1979 – Application of Linden LG, LLC – Permission to construct a 3-story, 3-family dwellings; 1-story 2-family dwelling; 1-story commercial building at 21-31 Linden Avenue & 545 Peninsula Blvd., Hempstead, NY 11550
Section 139 – 6 - compliance required
Section 139 – 40 - off street parking (Res. A, Bus. B)
Section 139 – 63 - permitted uses (Res. A)
Section 139 – 106 - permitted uses (Bus. B)
Section 139 – 72D - parking for multiple dwellings
Section 139 – 111- fire passage

MOTION _____ SECOND _____

DECISION _____ DATE _____

CONTINUED CASES

CASE #2101 – Application of Giovanni Segovia – Permission to maintain and legalize pre-existing attic apartment at 74 Hilton Avenue, Hempstead, NY 11550
Section 139-6 – compliance required
Section 139-44 – height (Res. AAA)

MOTION _____ SECOND _____

DECISION _____ DATE _____

CASE #2100 – Application of Edly Ramirez – Permission to maintain 2nd story accessory apartment at 13 Marvin Avenue, Hempstead, NY 11550
Section 139-6 – compliance required
Section 139-53 – permitted uses

MOTION _____ SECOND _____

DECISION _____ DATE _____

CASE #2098 – Application of Mehak Realty Corp. – Permission to install tanks, pumps and canopy at 2 Hempstead Avenue, Hempstead, NY 11550

Section 139-6 – compliance required

Section 139-8 – extension or alteration of use (Bus. B)

MOTION _____ SECOND _____

DECISION _____ DATE _____

CASE #2075 – Application of All State Properties LLC – Permission to construct a 3-story senior apartment building with 8 parking spaces on ground floor at James LL Burrell Ave.

(Vacant Land), Hempstead, NY 11550

Section 139 – 6 - compliance required

Section 139 – 106 – permitted uses (Bus. B)

MOTION _____ SECOND _____

DECISION _____ DATE _____

CASE #2097 – Application of Yariv Aharony – Permission to construct a 4-story, 24-unit senior apartment building at 178 South Franklin Street, Hempstead, NY 11550

Section 139-6 – compliance required

Section 139-53 – permitted uses (Res. AA)

Section 139-54 – height

Section 139-55 – building area

Section 139-60 – side yards

Section 139-61 – rear yards

Section 139-106 – permitted uses (Bus. B)

MOTION _____ SECOND _____

DECISION _____ DATE _____

NEW CASES

CASE #2099 – Application of “La Cosecha” Community Church – Permission to expand existing church use at 600 Greenwich Street, Hempstead, NY 11550

Section 139-6 – compliance required

Section 139-40 – off street parking (Bus. B)

MOTION _____ SECOND _____

DECISION _____ DATE _____

CASE #2104 – Application of Radoslaw Kurek, RA – Permission to operate a medical use at 269 Fulton Avenue, Hempstead, NY 11550
Section 139-6 – compliance required
Section 139-106 – permitted uses (Bus. B)

MOTION _____ SECOND _____

DECISION _____ DATE _____

ENVIRONMENTAL IMPACT

CASE #2111 – Application of Northeastern Building – Permission to construct a 2-story 5-unit multiple dwelling at 343 Jackson Street, Hempstead, NY 11550
Section 139-6 – compliance required
Section 139-63 – permitted uses (Res. A)

MOTION _____ SECOND _____

DECISION _____ DATE _____