

**MEMORANDUM**

**TO: DANNY LEO, CHAIRMAN BOARD OF ZONING APPEALS  
AND MEMBERS OF THE BOARD**  
**FROM: ASHLEY ZEIGLER-FLETCHER, ZONING BOARD ADMINISTRATOR**  
**RE: NOVEMBER 3, 2022 BOARD OF ZONING APPEALS MEETING**  
**DATE: OCTOBER 27, 2022**

**ADJOURNMENT REQUESTS**

**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 #2054** – Application of The Center for Rapid Recovery – Permission to have a medical use at 324 Greenwich Street, Hempstead, NY 11550  
Section 139 – 6 - compliance required  
Section 139 – 106 – permitted uses (Bus. B)

MOTION \_\_\_\_\_ SECOND \_\_\_\_\_

DECISION \_\_\_\_\_ DATE \_\_\_\_\_

**CASE #2072** – Application of Arthur Szatkowski – Permission to construct a 2-story single family dwelling on vacant land at Broadfield Road (Vacant Land), Hempstead, NY 11550  
Section 139 – 6 - compliance required  
Section 139 – 59B – frontage (Res. AA)  
Section 139-62 – plot area

MOTION \_\_\_\_\_ SECOND \_\_\_\_\_

DECISION \_\_\_\_\_ DATE \_\_\_\_\_

**CASE #2066** – Application of Little Step Day Care – Permission to have a day care use at 17 Station Plaza, Hempstead, NY 11550  
Section 139 – 6 - compliance required  
Section 139 – 106 – permitted uses (Bus. B)

MOTION \_\_\_\_\_ SECOND \_\_\_\_\_

DECISION \_\_\_\_\_ DATE \_\_\_\_\_

**NEW CASES**

**CASE #2073** – Application of Wendene Wright – Permission to maintain a 6’ fence at 11 Delaware Place, Hempstead, NY 11550  
Section 139 – 6 - compliance required  
Section 139 – 33 – fences (Res. B)

MOTION \_\_\_\_\_ SECOND \_\_\_\_\_

DECISION \_\_\_\_\_ DATE \_\_\_\_\_

**CASE #2076** – Application of Sheila Ellis – Permission to convert garage into habitable space at 316 Baldwin Road, Hempstead, NY 11550  
Section 139 – 6 - compliance required  
Section 50 – 18C – certificates of completion (Res. B)

MOTION \_\_\_\_\_ SECOND \_\_\_\_\_

DECISION \_\_\_\_\_ DATE \_\_\_\_\_

**ENVIRONMENTAL IMPACTS**

**CASE #2079** – Application of Vertex Physical Therapy Services, P.C. – Permission to have medical/physical therapy use at 7-15 Main Street, Hempstead, NY 11550  
Section 139 – 6 - compliance required  
Section 139 – 106 – permitted uses (Bus. B)

MOTION \_\_\_\_\_ SECOND \_\_\_\_\_

DECISION \_\_\_\_\_ DATE \_\_\_\_\_

**CASE #2080** – Application of Far Properties LLC – Permission to convert 2<sup>nd</sup> floor into 4 apartments at 69-73 Main Street, Hempstead, NY 11550  
Section 139 – 6 - compliance required  
Section 139-40 – off street parking  
Section 139 – 106 – permitted uses (Bus. B)

MOTION \_\_\_\_\_ SECOND \_\_\_\_\_

DECISION \_\_\_\_\_ DATE \_\_\_\_\_