

# AGENDA

## ZONING BOARD OF APPEALS

August 15, 2018

7:00 PM

### WITHDRAWN

1. Application of **Samuel Ramos, 110 Boulder Road, Manhasset, NY 11030** also known as Section 3, Block 195, Lot 4 on the Nassau County Land & Tax Map for a modification of a **variance granted on August 9, 2017 for a swimming pool and to legalize hardscape in an R-2 zoning district that will exceed the allowable lot coverage where 20% is permitted and 37.4% is proposed; construct a pool house with a height of 18' where 12' is the maximum permitted. The plans have been modified to include an outdoor pizza oven with a chimney in excess of the 12' allowed for accessory structures. The applicant seeks to modify the original variance grant to include the chimney height.**

### APPROVAL OF WRITTEN DECISION

2. Application of **Mr. & Mrs. Joseph Traina, 9 Knolls Lane, Manhasset, NY 11030** also known as Section 3, Block 64, Lot 259 on the Nassau County Land & Tax Map for **variances of §240-7(C) and (I)(1)(b)** of the Code of the Village of Flower Hill. **The applicant proposes to construct a two story detached garage with a proposed floor area ratio of 7,496 s.f. (.170) where the maximum permitted is 7,290 s.f. (.165) and a height of 16' where the maximum permitted height of an accessory structure is 12'.**
3. Application of **Ms. Christina Lynch Burgdorf, 150 Walnut Lane, Manhasset, NY 11030** also known as Section 3, Block 191, Lot 1 on the Nassau County Land & Tax Map for **variance of §240-6(D)(1)** of the Code of the Village of Flower Hill. **he applicant proposes to construct a swimming pool with accessory pool equipment, fence on Dogwood Lane and patio in a front yard with a setback of 9' for the pool and patio and 10' for the pool equipment, when no structures are permitted in a front yard and no fences are permitted in a front yard and; a pergola with solid roof, outdoor kitchen and fire pit in a side yard where no structures are permitted in a side yard.**
4. Application of **Tracy Melvin, 115 Northwoods Road, Manhasset, NY 11030** also known as Section 3, Block 190, Lot 78 on the Nassau County Land & Tax Map for **variance of §240-10(F)** of the Code of the Village of Flower Hill. **The applicant proposes to construct a one and two story additions in the side, rear and front yard where the side yard addition decreases the aggregate side yard set-back to 24'9" where the minimum required is 30'.**

### NEW

5. Application of **Mr. & Mrs. Deignan, 330 Manhasset Woods Road, Manhasset, NY 11030** also known as Section 3, Block 207, Lot 45 on the Nassau County Land & Tax Map for **variance of §119-1(A)** of the Code of the Village of Flower Hill. **The applicant proposes to install a fence in a front yard along Dogwood Lane, when fences are not permitted in a front yard.**