

MEMORANDUM

**TO: DAN OPPENHEIMER, CHAIRMAN BOARD OF ZONING APPEALS
AND MEMBERS OF THE BOARD**
FROM: ASHLEY ZEIGLER-FLETCHER, ZONING BOARD ADMINISTRATOR
RE: FEBRUARY 1, 2024 BOARD OF ZONING APPEALS MEETING
DATE: JANUARY 26, 2024

ADJOURNMENT REQUEST

CASE #2112 – Application of Pak n Play Daycare LLC. – Permission to operate a daycare at 185 Baldwin Road, Hempstead, NY 11550
Section 139-6 – compliance required
Section 139-106 – permitted uses (Bus. B)

MOTION _____ SECOND _____

DECISION _____ DATE _____

CONTINUED CASES

CASE #2106 – Application of Ruben Seide – Permission to convert existing 3-family dwelling to a 4-family dwelling at 70 Grove Street, 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 _____

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 #2089 – Application of El Balcon Properties – Permission to construct a 4-story, 32-unit apartment building at 370 South Franklin Street, Hempstead, NY 11550

Section 139 – 6 - compliance required

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

MOTION _____ SECOND _____

DECISION _____ DATE _____

NEW CASES

CASE #2113 – Application of Jose & Taylor Ortiz – Permission to have a batting cage closer than 3ft. from sideline at 43 Long Drive, Hempstead, NY 11550

Section 139-6 – compliance required

Section 139-18 – accessory building in (Res. AAA)

MOTION _____ SECOND _____

DECISION _____ DATE _____

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 _____

ENVIRONMENTAL IMPACTS

CASE #2116 – Application of Tiffany Crystal Corp. & Diane Burgan – Permission to reconstruct a pre-existing non-conforming 10 ft high concrete block wall/fence and relocate to the property line at 102 & 108 Bedell Street, Hempstead, NY 11550

Section 139-6 – compliance required

Section 139-33E – fences

MOTION _____ SECOND _____

DECISION _____ DATE _____

CASE #2117 – Application of 41 JER LLC DBA Pizzatini – Permission to convert 2nd floor into apartment over existing pizza restaurant at 185 Henry Street, Hempstead, NY 11550

Section 139-6 – compliance required

Section 139-106 –permitted uses

MOTION _____ SECOND _____

DECISION _____ DATE _____