

# Nassau County Planning Commission



## Zoning Agenda June 18, 2015

AGENDA ITEM	MAJ./MIN. SUBDIV. (*)	DATE REC.	NCPC NO.	APPLICANT	AREA	SECTION	BLOCK	LOT	TYPE	CASE NO.	CHANGE
01		5/26/2015	526115	Shefali Shah	Long Beach	59	200	15	V	2517	Proposed doctor's office in Res. C District. 0 parking provided
02		5/28/2015	528115	N.Y. American Water	TH Merrick	55	128	317, 318	SE/V	577	Construct building for offices & warehouse use to be used with existing utility-insufficient parking; overnight storage of commercial vehicles
03		5/28/2015	528215	Anthony Cappolino	TNH New Hyde Park	8	10	40	V	20024	Tow truck terminal in R-C not permitted; excessive height for fencing in residential district; various sign non-conformities
04		5/29/2015	529115	Chris Moustouka	TH Wantagh	56	H	2345, 2346	V	569, 570	Maintain mixed use building in /Res. A zone (office/residence) and construct accessory structure for commercial vehicles/equipment (use variance required in Res. A zone); insufficient off-street parking
05	*(min.)	5/29/2015	529215	Bianco Homes	TH W. Hempstead	35	409	201 - 207	V	572-574	Proposed 3-lot subdivision - insufficient lot area and lot width
06		6/1/2015	61115	BOT	East Hills				AZO		Modify definition of floor area in order to close maintain village aesthetics and permit reasonable-sized homes
07		6/2/2015	62115	Michael D'Arcangelis	TOB Massapequa	52	169	2850	V	98012	Conversion of commercial space to fitness yoga facility - insufficient parking
08	*(min.)	6/2/2015	62215	4 PRV, LLC	TOB Hicksville	11	287	19-23	V	98010	Subdivide lot with existing home to be maintained. Construct new dwelling. Residence not permitted in business district
09	*(min.)	6/5/2015	65115	Affordable Homes of L.I., LLC/Bianco	TH Elmont	32	F-1	p/o 7	V	614, 615	Substandard two-lot subdivision-insufficient lot area and lot frontage
10	*(min.)	6/5/2015	65215	BZJ Development, LLC	TH Bellmore	56	255	78, 79, p/o 80	V	608, 609	Substandard two-lot subdivision-insufficient lot area and lot frontage

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11		6/6/2015	66115	Andrew Zucaro	Farmingdale	48	443	23, 28	SU		Multi-family development consisting of two buildings and 63 units. Development Incentive Bonuses required to exceed density, exceed height and reduction in unit size. Initially heard by Planning Commission on 5/7/15
12		6/8/2015	68115	BOT	Farmingdale				AZO		Comprehensive recodification of signage regulations within Village that includes special sign regulations along NYS Routes 24 and 109
13		6/8/2015	68215	Danny Arbusam	Great Neck Plaza	2	195	119	CU/SPR		Convert 2 <sup>nd</sup> floor of commercial building to apartment units; add 3 <sup>rd</sup> floor for apartment units
14		6/12/2015	612115	Nader Enterprises, LLC	Village of Hempstead	34	294	215, 216	V	1888	Convert 6-story office building (vacant) to apartments (51 units), including six basement units

V-Variance; REZ- Rezone; SE-Special Exception; CU-Conditional Use; SU-Special Use; SP-Special Permit; Mor.-Moratorium; SPR-Site Plan Review; AZO-Amend Zoning Ordinance; Sub.-Subdivision; \*- major or minor subdivision w/NCPC jurisdiction; Mod/Rev. R.C.- Modification/Revocation of Restrictive Covenant