

# Nassau County Planning Commission



## Zoning Agenda May 18, 2017

AGENDA ITEM	MAJ./MIN. SUBDIV. (*)	DATE REC.	NCPC NO.	APPLICANT	AREA	SECTION	BLOCK	LOT	TYPE	CASE NO.	CHANGE
01		5/1/2017	51117	Craig Westergard	Roslyn	7	F	657	V	1668	Subdivision of parcel into two lots. Maintain existing dwelling on lot with 30 ft. frontage; build new home on lot with 20 ft. frontage. Located in Hillside Overlay Protection zone. Before Planning Commission on 1/5/17. Requested additional information
02		5/1/2017	52117	BKH Architect, LLC	Freeport	55	235	4, 5, 6, 7	SPR	SP-3161	Construct two apartment buildings (20 units). Previously before the Planning Commission on 1/26/17 for parking and insufficient yard side. Issued Local Determination
03		5/4/2017	54117	GRP Braddock Holding, LLC	Valley Stream	37	351	125	V	3706, 3707	Convert one-story commercial building (vacant laundry) to financial office with insufficient parking and insufficient maneuverability. Small change in building footprint. Previously heard by Planning Commission On 3/9/17. Requested additional information
04		5/4/2017	54217	Board of Trustees	Plandome Manor				Moratorium	Local Law 3-2017	Proposed 6-mo. moratorium on the installation of new telecommunication towers/facilities in order to study the issue and ultimately adopt regulations
05		5/5/2017	55117	1833 Sunrise, LLC	TH Merrick	55	145	31-46	SE/V	529-532	Proposed restaurant/cabaret use. Waive off-street parking and Special Exception to park in front yard setbacks; insufficient back-up area; insufficient setbacks
06		5/5/2017	55217	144 Suffolk Inc.	TH Wantagh	56	H	100	SE/V	533	Expand existing bar/restaurant in shopping center. Insufficient parking and inadequate maneuverability

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07		5/8/2017	58117	Roslyn Family Dental	TNH Roslyn Heights	7	28	27	V	20356	Change of use from commercial to dental office for store front that is as part of strip of stores. No off-street parking
08		5/8/2017	58217	Board of Trustees	Garden City				AZO		Proposed AZO to permit the following uses in the Village's C-2 district (located along Seventh St. and a part of Franklin Ave.): 1. banks and financial institutions, but no drive-thru; 2. Restaurants and eating establishments, but no drive-thru facilities
09		5/8/2017	58317	Board of Trustees	Garden City				AZO		Proposed amendment to zoning code with respect to off-street parking requirements to better reflect actual parking trends for non-residential uses in the Village
10		5/8/2017	58417	Anchors Up, LLC	Freeport	54	319	89	V	19-2017	Proposed 2-story warehouse with insufficient loading and parking
11		5/8/2017	58517	LB Calleo, Inc.	Mineola	9	360	175-181	V		Substandard three-lot subdivision, with one proposed lot that has insufficient frontage and lot area
12		5/9/2017	59117	Nassau Land Developers, LLC	TH Uniondale	50	31	170-174	REZ		Rezone property from Res. B to Business to maintain commercial use and doctor's office on property
13		5/9/17	59217	Ben Lomanto	Farmingdale	49	97.1	49	SU/V		Expansion of existing restaurant with no off-street parking spaces provided
14		5/9/17	59317	Board of Trustees	Farmingdale				AZO		Amend Zoning Code to prohibit boarding and rooming houses and supplemental regulations to discourage such uses
15		5/11/17	511117	James & Brett O'Reilly	Rockville Centre	38	183	130	Sub./V	01-2017 26-2017	Four lot subdivision with two lots having access on a private drive
16		5/17/17	31117	55 Commercial St. Realty Corp	Freeport	55	234	70	V	8-2017	Add second floor to commercial building with insufficient parking

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; COU-Change of Use