

Nassau County Planning Commission



Zoning Agenda September 7, 2017

AGENDA ITEM	MAJ./MIN. SUBDIV. (*)	DATE REC.	NCPC NO.	APPLICANT	AREA	SECTION	BLOCK	LOT	TYPE	CASE NO.	CHANGE
01		8/10/2017	810117	Kenneth Siegel, AIA	Mineola	9	362	21-25	V		Expand restaurant – insufficient parking
02		8/10/2017	810217	JCJ Holdings Comp., Inc./ West End Management, LLC	Long Beach	59	28	170, 171, 172	V	2914 - 2917	Proposed 6 two-family attached dwellings - insufficient lot area, excessive lot coverage, insufficient front, side and yard depths; excessive height
03		8/10/2017	810317	AutoZone Parts, Inc.	Valley Stream	37	220	1	V/SPR	3753, 3754	Proposed one-story retail store (AutoZone) with insufficient parking, insufficient side yard, loading in front yard setback (not permitted)
04		8/11/2017	811117	Board of Trustees	Roslyn Harbor				Mor.	Local Law C-2017	6-month moratorium on partitioning and subdivisions with option to extend moratorium for two 90 day periods
05		8/11/2017	811417	G & L Building Corp.	TH Oceanside	60	F-1	109, 119, 136, 185, 186, 241, 242	V	1427	Proposed retail building with insufficient parking. Part of large shopping center
06		8/11/2017	811317	Cambria Real Estates II, Inc.	TH Oceanside	38	403	173	SE/V	852 - 854	Proposed office building – Excessive height,; park in front yard setback, insufficient front yard setback
07		8/15/2017	720117	216 RVC Corp.	Rockville Centre	58	318	344	V	35-2017	Add 2nd floor for two apartments over commercial building. No parking added & res. use in business district not permitted. Previously heard by NCPC on 8/10/17. Additional info requested
08		8/22/2017	822117	Midwood Management Corp.	TH East Garden City	44	73	2, 7, 8	SPR	201710724	Site Plan Review for proposed Whole Food Market and retail building
09		8/25/2017	825317	Broken But Not Destroyed Corp.	TH Franklin Square	33	394	105 - 139	SE/V	1429, 1430	Convert convent to dormitory for mothers and infant children (Special Exception required). Insufficient parking

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10		8/25/2017	825217	Michael Goltche	TH Elmont	35	36	5, 62-68	SE/V	893-900	Sale and display of used cars (demolish existing building). Insufficient parking; park in front yard setback (Special Exception required); excessive fence height, signage
11		8/25/2017	825117	John Murnane	Freeport	55	205	127	V	37-2017	Proposed 2-story mixed-use building with ground floor retail and 4 two-bedroom apartments on second floor (not permitted in Business A district); insufficient front yard setback, insufficient parking
12	*(min.)	8/25/2017	825217	31 Hudson, Inc.	TH Roosevelt	55	410	43	V	890, 891	Substandard two-lot subdivision - maintain dwelling on lesser lot; one lot with insufficient lot width
13	*(min.)	8/28/2017	828117	Dherminder Bhasin	TOB Hicksville	12	194	17, 18, p/o 19	V	99232, 99233	Substandard two lot subdivision - insufficient lot area and lot frontage for each lot
14		8/31/2017	622117	Green Acres Adjacent, LLC	Valley Stream	39	553	78	SPR/V	3735, 3736	Construct one-story commercial building (Pad 4 Green Acres Commons). Previously heard on 7/20/17
15		8/4/2017	84117	Board of Trustees	Hewlett Harbor				AZO		Prohibit the renting or unpaid occupancy of individual rooms within homes or the renting or unpaid occupancy of specific living areas or quarters therein. Previously heard on 8/10/17
16		7/21/17	721117	Bergen Place, LLC	Freeport	55	325	7	SPR	SP-3185	Construct 4-story 45-unit senior housing residence.
17		9/5/2017	713117	Kamram Pourgal	Long Beach	59	175	52	V	2898	Proposed 5-story eight-unit multi-family building with several area variances including insufficient lot area, excessive lot coverage and insufficient side yards. Adjourned from 7/20/17

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