

**Zoning Board of Appeals**  
**Agenda**  
**March 15, 2018**

1. Application of Margaret Moellendorf. Applicant seeks to maintain an existing six-foot high wood fence pursuant to §183-139 of the Village code. Premises located on the West side of Wood Avenue approximately 600 ft. north of Merrick Road (RT27A) in a “Residential A” district known as 40 Wood Ave. a/k/a SCTM# 101-8-2-12.
2. Application of Richard A. Budde. Applicant seeks area variances to exceed the required building height and lot coverage; encroach the required front street line set back pursuant to the proposed erection of a detached garage pursuant to §183-12; 183-15 and 183-134A. of the Village code. Premises located on the South side of Washington Place approximately 100ft. east of Grand Central Ave. in a “Residential B” district known as 1 Washington Pl. a/k/a SCTM# 101-12-2-38.
3. Application of Christopher Pearson. Applicant seeks renewal of a special exception for the continuation of outdoor storage of construction materials and vehicles pursuant to §183-81 B and 183-43 of the Village code. Premises located on the East side of Broadway (RT 110) approximately 215 ft. north of Oak St. in an in part “Business 1” and in part “Residential B” district known as 247-249 Broadway a/k/a SCTM# 101-4-3-55 and 101-4-3-56.
4. Application of Salim Abraham as agent for Fanny Diaz, Owner. Applicant seeks area variances pursuant to the proposed sub-division of a currently conforming parcel into two non-conforming parcels pursuant to the proposed erection of two new two-story, one-family dwellings pursuant to §183-44 and §183-136 A. of the Village code. Premises located on the West side of Belmont Ct. approximately 161 ft. south of Oak St. in a “Residential B” district known as 6 Belmont Ct. a/k/a SCTM#101-6-3-73.
5. Application of Susan Koehler. Applicant seeks approval of a Special Exception for the operation of a rowboat rental station pursuant to §183-83A (3) (e) of the Village Code. Premises located on the North side of S. Bayview Ave. approximately 541 ft. East of S. Bayview Ave. in a “B-3 Business” district known as 334 S. Bayview Ave a/k/a SCTM# 101-14-3-14.