

**Village of Amityville
Zoning Board of Appeals Agenda
September 17, 2020**

1. **Application of Todd D Brice.** Applicant seeks to renew a previously approved special exception for a two-family dwelling pursuant to Section 183-83 of the Village Code. Premises located on the West side of S. Ketcham Ave approximately 170ft South of Morris St in a B-3 Marine Business District known as 217 South Ketcham Ave a/k/a SCTM#101-11-1-14
2. **Application of Vincent Franco III.** Applicant seeks a special exception to exceed the allowable height of a front yard fence pursuant to Section 183-139 A. (1) of the Village Code. Premises located on the Southeast corner of the intersection of Marion Rd and South Ketcham Ave in a BB Residence District known as 32 Marion Rd a/k/a SCTM#101-11-3-1
3. **Application of Kimberly Mellor.** Applicant seeks to renew a special exception for a two-family dwelling pursuant to Section 183-43 C. (6) of the Village Code. Premises located on the Northwest corner of the intersection of Cedar St and Oldfield Ave in a B Residence District known as 155 Cedar St a/k/a SCTM#101-5-4-27.3
4. **Application of Philip Paladino.** Applicant seeks to renew a special exception to maintain a Mixed-use dwelling pursuant to Sections 183-68 F. (2) of the Village Code. Premises located on the East side of Broadway approximately 634 ft. South of Avon Pl in a Historical district known as 111 Broadway a/k/a SCTM#101-5-9-14.
5. **Application of 44 Merrick Holding LLC.** Applicant seeks to renew a special exception to maintain a Mixed-use dwelling pursuant to Sections 183-82 A. (10) (a) of the Village Code. Premises located on the Northwest Corner of the intersection of Merrick Rd and Ketcham Ave in a B-2 General Business District known as 44 Merrick Rd a/k/a SCTM#101-7-1-27.
6. **Application of Vanessa Rosario.** Applicant seeks to renew a special exception for a two-family dwelling pursuant to Section 183-26 C. (6) of the Village Code. Premises located on the Northeast corner of the intersection of Riverleigh Pl and S. Ketcham Ave in a BB Residence District known as 51 Riverleigh Pl a/k/a SCTM#101-7-6-24.2
7. **Application of Shea & Kristin Thorvaldsen.** Applicants seek an area variance associated with the proposed demolition and reconstruction of a detached boat house pursuant to Section 183-23 of the Village Code. Premises located on the West side of Riverside Ave approximately 125ft South of Perkins Ave in an A Residence District known as 73 Riverside Ave a/k/a SCTM#101-10-4-2.3
8. **Application of Nolan J. Lauterborn.** Applicant seeks variances associated with the elevation of an existing dwelling with addition of 2nd story pursuant to Sections 183-46, 183-50 & 183-54 of the Village Code. Premises located on the North side of Shore Rd approximately 270ft West of Central Ave in a B Residence District known as 51 Shore Rd a/k/a SCTM#101-13-1-5
9. **Application of Edward Molter for Kathy Grechen.** Applicant seeks a variance to extend an existing non-conforming side yard setback associated with the proposed 461sf rear addition pursuant to Sections 183-17 of the Village Code. Premises located on the North side of Avon Pl approximately 346ft East of Broadway in an A Residence District known as 32 Avon Pl a/k/a SCTM#101-5-8-17.