



ZONING BOARD OF APPEALS MEETING AGENDA

June 18, 2024 at 7:30 PM

432 Route 306, Wesley Hills, NY 10952

Phone: 845-354-0400 | Fax: 845-354-4097

CALL TO ORDER

ROLL CALL

PUBLIC HEARING

1. Application submitted by Tzvi & Batya Gorelick for variances from the provisions of Section 230-17 Attachment I of the Code of the Village of Wesley Hills, to permit the construction, maintenance and use of an addition to a single family residence having a side yard of 12.5 feet instead of the minimum required of 25 feet and Building Coverage of .107 instead of the maximum permitted of .10.

The subject premises are situated on the north side of Cara Drive 0 feet from the intersection with Deerwood Road, known as 9 Cara Drive, designated on the Tax Map as Section 41.08 Block 1 Lot 20, in an R-35 Zoning District.

2. Application submitted by Nathan Gross for a variance from the provisions of Section 230-31 of the Code of the Village of Wesley Hills, to permit the maintenance and use of a single family residence that does not contain one indoor parking space.

The subject premises are situated on the north side of Glenbrook Road known as 25 Glenbrook Road, designated on the Tax Map as Section 41.10 Block 2 Lot 28, in an R-35 Zoning District.

CONTINUED PUBLIC HEARING

3. Application submitted by Goldy Rosenfeld for variances from the provisions of Sections 230-14L(1) of the Code of the Village of Wesley Hills, to permit the maintenance and use of a fence 6 feet in height instead of the maximum permitted of 4 feet.

The subject premises are situated on the north side of Ardley Place at the intersection with Wilder Road, known as 2 Ardley Place, designated on the Tax Map as Section 41.10 Block I Lot 20, in an R 35 Zoning District.

4. Application submitted by Nancy Rubin on behalf of Mark Schwartz and Goldie Slater for variances from the provisions of Sections 230-17 Attachment I and 230-14O(4)(a) to permit the maintenance and use of a single-family residence, inground swimming pool, cabana, circular driveway and other structures having front yard impervious surface ratio of .46 instead of the maximum permitted of .20, impervious surface ratio of .36 instead of the maximum permitted of .25, side yard of 19.9 feet instead of the minimum required of 25 feet, cabana side yard of 14.8 feet instead of the minimum required of 25 feet and the variance previously granted of 18

feet and cabana rear yard of 17 feet instead of the minimum required of 50 feet and the variance previously granted of 18 feet.

The subject premises are situated on the south side of Ardley Place approximately 700 feet west of Wilder Road, known as 7 Ardley Place, designated on the Tax Map as Section 41.10 Block 1 Lot 24. in an R-35 Zoning District.

APPROVAL OF MINUTES

5. April 17, 2024
6. May 15, 2024

ADJOURNMENT