

## PUBLIC HEARING NOTICE

PLEASE TAKE NOTICE that a public hearing will be held as to the following matter:

Agency: Board of Appeals  
Village of Hewlett Neck  
Date: July 7, 2021  
Time: 7:00 p.m.  
Place: Village Hall, 30 Piermont Ave, Hewlett NY 11557

Subject: Application of Isaac Showman and Allison Sedrish, 280 Dolphin Drive, Hewlett Neck, New York, to construct a new two-story dwelling and swimming pool, with associated improvements, which construction requires variances of (a) Village Code §195-12(C), in that the side yard setback will be 19.35 feet, where a minimum of 20 feet is required, (b) Village Code §195-12(H), in that the existing lot width and street frontage is 112 feet, where a minimum of 125 feet is required, (c) Village Code §195-20(A) in that the footprint areas of all buildings, structures and accessory uses which extend three feet or more above grade will be 5,711 square feet, where a maximum of 4,500 square feet is permitted, (d) Village Code §195-20.1 in that the height setback ratio in the side yard will be 1.20, where a maximum of 1.0 is permitted, and (e) Village Code §195-21(B) in that the swimming pool equipment will be in a side yard, where a swimming pool and its equipment shall be located in a rear yard. Premises also are known as Section 41, Block 109, Lot 5 on the Nassau County Land and Tax Map.

The Board of Appeals, as lead agency, has determined that this application is a Type II matter under the State Environmental Quality Review Act, which requires no environmental review.

At the said time and place, all interested persons may be heard with respect to the foregoing matters.

Any person having a disability which would inhibit attendance at or participation in the hearing should notify the Village Clerk at least three business days prior to the hearing, so that reasonable efforts may be made to facilitate such attendance and participation.

Plans and other materials associated with the application may be reviewed and downloaded at [www.hewlettneck.org](http://www.hewlettneck.org) or inspected at the office of the Village Clerk, 30 Piermont Avenue, Hewlett, New York, during regular business hours.

Dated: June 28, 2021

BY ORDER OF THE BOARD OF APPEALS  
Michelle Blandino, Village Clerk