

ZONING BOARD OF APPEALS
THE CITY OF LONG BEACH
DECISIONS
August 24, 2023

Case #3364: Application of Robert Serra of 7 Crownhill Road, Northport, NY for a variance from the following section of the Zoning Code of Ordinances of the City of Long Beach, NY: 9-112.1 Off Street Parking to maintain removal of one car attached garage at 30 Louisiana Street, Long Beach, NY also known as Section 58, Block 109, Lot 13 on the Nassau County Land and Tax Map.

DECISION: GRANTED

Case #3365: Application of Todd Yovino of 114 Maple Boulevard, Long Beach, NY for a variance from the following section of the Zoning Code of Ordinances of the City of Long Beach, NY: 9-113.2(G) Off Street Parking for new off street parking in the front yard at 114 Maple Boulevard, Long Beach, NY also known as Section 59, Block 65, Lot 21 on the Nassau County Land and Tax Map.

DECISION: GRANTED, 2 Year Conditional/Temporary Variance

Case #3367: Application of Federico Calce of 22 Foothill Road, Bronxville, NY for a variance from the following section of the Zoning Code of Ordinances of the City of Long Beach, NY: 9-113.2(G) Off Street Parking for new off street parking in the front yard at 442 East Beech Street, Long Beach, NY also known as Section 59, Block 158, Lot 24 on the Nassau County Land and Tax Map.

DECISION: GRANTED, as Amended

Case #3368: Application of 17 Prospect LLC of 335 East Olive Street, Long Beach NY for a variance from the following sections of the Zoning Code of Ordinances of the City of Long Beach, NY: 9-105.2.(A) Use; 9-106.2 Mixed Uses; 9-112: Off Street Parking; 7-131(b) in order to maintain rear yard structure / add professional office in basement at 156 Franklin Boulevard, Long Beach, NY also known as Section 59, Block 173, Lot 107 on the Nassau County Land and Tax Map.

OPEN FOR VOTING

Case #3369: Application of Kimberly Kozlowski of 125 Mitchell Avenue, Long Beach, NY for a variance from the following section of the Zoning Code of Ordinances of the City of Long Beach, NY: 9-113.2(A) Off Street Parking Curb Cut Size; 9-113.2(G) Off Street Parking for new off street parking in the front yard at 125 Mitchell Avenue, Long Beach, NY also known as Section 59, Block 198, Lot 35 on the Nassau County Land and Tax Map.

DECISION: GRANTED

Case #3370: Application of Barry & Lisa Alton of 617 Lafayette Boulevard, Long Beach, NY for a variance from the following section of the Zoning Code of Ordinances of the City of Long Beach, NY: 9-105.2(A) Use; 9-112.(1) Off Street Parking for a 2 Year Conditional/Temporary Variance for a 3 family use at 501 Magnolia Boulevard, Long Beach, NY also known as Section 59, Block 56, Lot 43 on the Nassau County Land and Tax Map.

DECISION: GRANTED, 2 Year Conditional/Temporary Variance

Case #3371: Application of Beech and Lincoln Community Alliance, and members Gary Uellendahl and Shaen Begleiter, et al, c/o Farrell Fritz PC, 100 Motor Parkway, Hauppauge, NY for an Interpretation of Subdivision Approval pursuant to Section 9-105.2(j) of the Zoning Code of Ordinances of the City of Long Beach, NY, for the property located at 355 East Beech Street, Long Beach, NY also known as Section 59, Block 142, Lot 64 on the Nassau County Land and Tax Map.

OPEN FOR VOTING

Dated: August 24, 2023
Long Beach, N.Y.

Rocco J. Morelli
Chairman