

**NOTICE OF PUBLIC HEARING
VILLAGE OF GREENPORT
ZONING BOARD OF APPEALS**

NOTICE IS HEREBY GIVEN that pursuant to Chapter 150, Zoning Article XI, Section 150-27A of the Greenport Village Code, the Zoning Board of Appeals will conduct a Public Hearing at the Station One Firehouse, located at Third and South Streets, Greenport, N.Y. 11944 on **March 19, 2024, commencing at 6:00 p.m.** regarding the application of:

**Brian Quillin
on behalf of 181 5th St. LLC
181 5th Street
Greenport, NY 11944
SCTM: 1001 -7 -4 -19**

Applicant proposes a 612 square foot, two-story addition with basement. This requires the following variances:

- **Front Yard Setback Requirements.**
150-12 Schedule Regulations R-2 District
Minimum Front Yard Requirement: 30 feet.
The plans show the front yard setback of 15.2 feet.
This would require an area variance of 14.8 feet.
- **Side Yard Setback Requirements.**
150-12 Schedule Regulations R-2 District
Minimum Side Yard Requirement: 10 feet.
The plans show the side yard setback of 3.7 feet.
This would require an area variance of 6.3 feet.
- **150-13 Residence district regulations.**
Accessory buildings (b) Such building shall be set back five feet from any lot line and shall not be located less than 10 feet from the principal building.
The plans show a metal accessory building .2 feet from the property line.
This would require an area variance of 4.8 feet.
- **150-13 Residence district regulations.**
Accessory buildings (b) Such building shall be set back 5 feet from any lot line and shall not be located less than 10 feet from the principal building.
The plans show a plastic accessory building 1.2 feet from the property line.
This would require an area variance of 3.8 feet.

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

The Board has not yet made any determinations under the State Environmental Quality Review Act.

Any Persons having disability which would inhibit attendance 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.

All relevant documents may be inspected at the office of the Village Clerk, 236 Third Street, Greenport, New York, during regular business hours.

**BY ORDER OF THE VILLAGE OF GREENPORT
ZONING BOARD OF APPEALS
John Saladino, Chairperson**