



236 THIRD STREET
GREENPORT, NY 11944

Tel: (631)477-0248
Fax: (631)477-1877

villageofgreenport.org

MAYOR
KEVIN STUESSI
EXT 215

TRUSTEES
MARY BESS PHILLIPS
DEPUTY MAYOR

PATRICK BRENNAN

LILY DOUGHERTY-JOHNSON

JULIA ROBINS

TREASURER
ADAM BRAUTIGAM
EXT. 217

VILLAGE CLERK
CANDACE HALL
EXT 214

**VILLAGE OF GREENPORT
ZONING BOARD OF APPEALS
REGULAR MEETING**

October 21, 2025 – 6:00 PM

Station One Firehouse

Third & South Streets, Greenport, N.Y

Item No. 1

Motion to accept the minutes of the September 16, 2025, Zoning Board of Appeals meeting.

Item No. 2

Motion to schedule the next Zoning Board of Appeals meeting for November 18, 2025, at 6:00 pm at the Station One Firehouse, Third and South Streets, Greenport, N.Y., 11944.

Item No. 3 – 412 West Street

Public Hearing regarding the application of Francisco Azama Lopez. Applicant proposes a second story addition and a two-story rear addition. This requires the following variance:

- (a) 150-12, (i) to permit a side yard setback from the two-story rear addition of 7.7 feet, where a minimum of 10 feet is required and
- (ii) to permit an aggregate side yard setback of 19.7 feet, where a minimum of 25 feet is required, and (c) 150-21, to permit an enlargement of a non-conforming building in a manner that increases the degree of the non-conformity.

The property is located in the R-2 One and Two-Family Residential District and is not located in the Historic District.

SCTM # 1001 -4 -1 -26

Item No. 4 – 412 West Street

Discussion and possible motion on the area variance applied for by Francisco Azama Lopez for the property located at 412 West Street, Greenport, NY 11944.

SCTM # 1001 -4 -1 -26

Item No. 5 – 518 First Street

Continued discussion and possible motion on the area variance applied for by David Murray on behalf of Donald Wiss for the property located at 518 First Street, Greenport, NY 11944.

SCTM # 1001 -4 -3 -6

Item No. 6

Any other Zoning Board of Appeals business that might properly come before this Board.

Item No. 7

Motion to adjourn.