NOTICE OF PUBLIC HEARING
VILLAGE OF GREENPORT
ZONING BOARD OF APPEALS

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals will conduct a Public Hearing at Station One Firehouse, located at Third & South Streets, Greenport, N.Y. 11944 on **June 17, 2025, commencing at 6:00 p.m.** regarding the application of:

Andrew McCulloch
616 Main Street
Greenport, NY 11944
SCTM: 1001 -3 -4 -4

Applicant proposes renovation to the home to reconfigure apartments on each floor to be 3 bedrooms with 2 bath. Add a 162 sq/ft front porch. Replace and relocate some windows. Remove and replace the exterior rear staircase leading to the second floor and extend the connected second floor landing into a deck. This requires the following variances:

- The proposed FRONT YARD SETBACK is 11.5' where 13.3' is required; therefore a 1.8' variance is required.
- The proposed FRONT YARD SETBACK is 5.5' where 13.3' is required; therefore a 7.8' variance is required.
- The proposed NORTHSIDE YARD SETBACK is 0' where 10' is required; therefore a 10' variance is required.
- The proposed NORTHSIDE YARD SETBACK is 4.5' where 10' is required; therefore a 5.5' variance is required.
- The proposed SOUTHSIDE YARD SETBACK is 2.7' where 10' is required; therefore a 7.3' variance is required.
- The proposed LOT COVERAGE is 42% where 30% is required; therefore a 12% variance is required.

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