

## PUBLIC HEARING NOTICE

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

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

Subject: Application of Nicole Spivak, 801 Keene Lane, Woodburgh, New York, to amend a previous Board of Appeals decision approving variances to construct a swimming pool with a patio, pool equipment and required fencing, which work required variances of the following Village Code sections: (a) 150-39(B), in that the proposed impervious surface coverage will be 6,545 square feet, where the maximum permitted impervious surface coverage is 5,188.9 square feet; (b) 150-47(D), in that there is no landscaping proposed between the pool fence and the property line, where landscaping is required to be planted outside of the fencing; (c) 150-47(H), in that (i) the proposed pool is in a front yard, (ii) the pool will be 14.92 feet from southerly front property line, (iii) the pool will be 15.08 feet from the westerly front property line, (iv) the pool equipment is 11.25 feet from the side property line, and (v) the pool fencing will be on the property line, where pools shall be built or maintained in a rear yard, including its equipment and fencing and shall have a minimum setback of 25 feet from all property lines on a corner lot. The proposed pool also requires a special permit pursuant to Village Code §150-47(B). Premises are also known as Section 41, Block 45, Lot 29 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.woodburghny.com](http://www.woodburghny.com) or inspected at the office of the Village Clerk, 30 Piermont Avenue, Hewlett, New York, during regular business hours.

Dated: June 7, 2021

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