

**INC. VILLAGE OF MANORHAVEN  
LEGAL NOTICE  
BZA PUBLIC HEARING**

**PLEASE TAKE NOTICE** that the Board of Zoning Appeals of the Inc. Village of Manorhaven will hold a public hearing in the Village Hall, 33 Manorhaven Boulevard, Port Washington, New York in said Village on **Monday, September 21, 2020 at 7:00 p.m.** to hear the following matter:

**Z605 -60 Dunwood Road, Port Washington, NY,** 11050, S-4, B-77, L-61. Applicant, Adriana Marques seeks the following variances: (1) From Section 155-13.1(C) of the Village Code in order to maintain the existing lot depth of 94.54 feet when the minimum lot depth required is 100 feet; (2) From Section 155-13.1(D) of the Village Code to allow for the front yard setback at the subject property bordering upon Dunwood Road to be 13.83 feet and to allow for the front yard setback at the subject property bordering upon Ashwood Road to be 9.4 feet, when the Village Code provides that the front yard setback on the narrower street frontage shall be a minimum of 20 feet or the same as the average front yard setback of the existing buildings within 200 feet on each side of the lot and within the same block front and district, whichever is greater, and the front yard setback on the other street frontage shall be a minimum of 10 feet; and (3) From Section 155-13.1(H) of the Village Code to allow for a proposed new dwelling unit to have a floor area of 601 square feet when the Village Code provides that the minimum floor area for each dwelling unit shall be 750 square feet.

**PLEASE TAKE FURTHER NOTICE** that the Board will enter into Executive Session from 7:00 p.m. to 7:15 p.m. p.m. with the hearings commencing immediately thereafter. **This meeting will not be open to the public, but can be accessed via ZOOM teleconference.** Login details will be available on the Village website: <http://manorhaven.org/clerksdesk.html>

SHARON NATALIE ABRAMSKI, RMC, CMC  
Village Clerk-Treasurer/Secretary to the Board of Zoning Appeals  
Dated: September 7, 2020  
Manorhaven, New York