

LEGAL NOTICE OF PUBLIC HEARING
Board of Appeals
Village of Baxter Estates

NOTICE IS HEREBY GIVEN THAT the Board of Appeals of the Village of Baxter Estates will hold a Public Hearing on May 22, 2024, at 7:30 PM, at Village Hall, 315 Main Street, Port Washington, NY, for:

1. Application of Ethan and Ferrah London, owners, 13 Locust Avenue, Port Washington, NY, Residence A zoning district, Section 5, Block 10, Lot 117 on Nassau County Land & Tax Map, for variance from **§175-12** of Code of Village of Baxter Estates, to permit construction of second story addition to existing single family home that will result in a front yard setback of only 22 feet, where minimum required front yard setback is 35 feet; the first floor of the pre-existing, non-conforming home already encroaches into the minimum required front yard setback.

Application and plans are on file in Village Office, 315 Main Street, Port Washington, NY, and may be examined during business hours: Monday-Friday 9AM-4PM. All interested parties may attend the hearing or send written communication to Village Office to be heard. Anyone requiring special assistance to attend should notify Village Clerk-Treasurer Meghan Kelly, at least 48 hours prior to hearing. All persons attending will be given an opportunity to be heard.

William Haagenson, Chairman
Board of Appeals
Village of Baxter Estates
April 29, 2024