

**Village of Baxter Estates**  
**Meeting of the Board of Zoning & Appeals**  
**May 23, 2024**  
**7:30 PM**

**Meeting Minutes**

**Present:** Dr. William Haagenon, Chairman  
Dr. Peter Salins, Member  
Joseph Zirpolo, Member  
Deborah Shlafmitz, Member  
Ronald Lefton, Esq., Alternate Member  
Christopher Prior, Esq., Village Attorney  
Meghan Kelly, Village Clerk-Treasurer

**Absent:** Frank Falino, Member

**Also Present:** Luigi Gileno, P.C., and Ethan London

Chairman Haagenon opened the meeting at approximately 7:30 PM.

**1. Public Hearing on the Application of Ethan and Ferrah London, 13 Locust Avenue.**

Chairman Haagenon opened the public hearing at 7:30 PM.

On a motion by Member Shlafmitz, seconded by Dr. Salins, it was unanimously **RESOLVED** to close the Public Hearing at approximately 7:41 PM.

A stenographic transcript of the public hearing along with the meeting was made and is appended to these minutes.

**2. Resolution to Approve with Respect to Application of Ethan and Ferrah London, 13 Locust Avenue.**

On motion by Dr. Salins, seconded by Member Shlafmitz, it was unanimously **RESOLVED** to approve the application of Ethan and Ferrah London, owner of premises at 13 Locust Avenue, Port Washington, NY, as presented, subject to the preparation of written findings by counsel to the Board.

**3. Approval of Minutes from April 24, 2024**

On motion by Member Lefton, seconded by Dr. Salins, it was unanimously **RESOLVED** to approve the minutes of the Board's meeting held on April 24, 2024, in the form presented to the Board by the Village Clerk.

There being no further business, on motion by Member Shlafmitz, seconded by Member Zirpolo, it was unanimously **RESOLVED** that the meeting be and hereby is adjourned at 7:44 PM.

Respectfully Submitted,

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Meghan Kelly  
Clerk to the Board of Zoning & Appeals