

## Woodsburgh Board of Zoning Appeals Agenda

January 15, 2025 at 7:00 pm  
at Village Hall, 30 Piermont Ave Hewlett NY 11557



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### Board Members:

David Lasky, Chairman

Joel Weiner, Deputy Chair

Fred Schornstein, Member

Michael Krasne, Member

Lawrence Hill, Member

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**Dana Garraputa**, *Secretary to the Board*    **Dennis Fromigia**, *Building Inspector via Zoom*

**David Pernick**, *Associate Village Zoning Attorney*

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### Cases:

- 1. Application of Isaac and Shira Kalish, 815 Pond Lane, Woodsburgh, New York**, to construct a second story addition over the existing garage and interior alterations on the second floor, which requires a variance of the following Village Code section: §150-13.3 Maximum permitted floor area; states that for a lot size of 20,034 square feet, the maximum permitted floor area shall be 4,767.48 square feet, the proposed floor area is 5,095.93 square feet, an excess of 331.45 square feet. Premises are also known as Section 41, Block 71, Lot 20 on the Nassau County Land and Tax Map.
- 2. Application of Israel & Jacqueline Abecassis, 99 Willow Road, Woodsburgh, New York**, to construct a second story addition over an existing one story with interior alteration to the single-family dwelling, which requires variances of the following Village Code sections: (a) 150-10, no building shall be hereafter erected or altered which shall have its front wall nearer to the street line than 50 feet. In the case of a corner lot, a front yard shall be required on each street upon which the lot abuts, the proposed second story has setbacks of (i) 25.1 feet on the north side abutting Pond Lane, (ii) 29.3 feet on the north side abutting Pond Lane, (iii) 37.1 feet on the north side abutting Pond Lane; (b) 150-13.1, the maximum building height to front yard setback ratio shall be 0.420, the proposed height setbacks ratios are (i) 0.57 on the east side abutting Willow Road, (ii) 0.86 on the north side abutting Pond Lane, (iii) 0.74 on the side abutting Pond Lane, and (iv) 0.58 on the side abutting Pond Lane; (c) 150-13.3, the maximum floor area for a lot size of 19,912 square feet, the maximum permitted floor area is 4,819.8 square feet, the proposed floor area is 5,810 square feet, an excess of 990.2 square feet; (d) 150-39(A), the areas occupied by all buildings and structures and accessory uses which extend above the grade of the property shall not exceed 15%, (2,986.8 square feet), the proposed building area is 17.13% (3,411.3 square feet), an excess of 424.5 square feet; (e) 150-39(B), the maximum permitted impervious site coverage is 6,537.75 square feet, the proposed impervious site coverage is 7,319.2 square feet, an excess of 781.45 square feet.
- 3. Application of Shmuel & Raizel Weiss, 847 Ivy Hill Road, Woodsburgh, New York**, to maintain a swimming pool and fencing, which work requires variances of the following Village Code sections: (a) 150-47(H), (i) in that the swimming pool was installed at 25 feet from the property line at Hickory Road, where the board previously permitted setback is 26.1 feet, (ii) in that that swimming pool fencing will be located to the property line, where the minimum setback is 25 feet and the board previously granted the fencing to be 5 feet from the property line, (b) 150-50(B), in that the fence installed has a height of 5 feet, where the maximum permitted height is 4 feet. Premises are also known as Section 41, Block 112, Lot 7 on the Nassau County Land and Tax Map.