

PUBLIC HEARING NOTICE
INCORPORATED VILLAGE OF BAYVILLE
ZONING BOARD OF APPEALS

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Incorporated Village of Bayville will hold a public hearing at the Village Hall, 34 School Street, Bayville, New York 11709 on Wednesday, October 29, 2025, at 6:30 p.m. to consider the following:

#Z-17-25, 16 July Avenue, W. Charon (L. Kurkowski, Architect)

An application for PROPOSED NEW ONE-STORY FRAME DETACHED GARAGE requiring the following variances:

§ 80-22 (B) (C) Bulk regulations.

The proposed lot coverage is 31% (2,414 sq. ft.).

The proposed floor area ratio is 0.43.

§ 80-24 (C) (D) Detached garages, accessory buildings and structures.

The proposed detached garage is 1,359 square feet.

The proposed detached garage is located 3 feet from a street line.

This property is known on the Land and Tax Maps of Nassau County as Section 28, Block 31, Lots 1-4, 28, and 38. It is located in the Village's Residence C zoning district.

BY ORDER OF THE ZONING BOARD OF APPEALS
Maria Alfano-Hardy, Village Clerk-Treasurer
October 11, 2025