



ZONING BOARD OF APPEALS

Monday, February 6, 2023

7:30 P.M.

For those members of the public interested in viewing and/or participating in the meeting remotely, visit <https://www.briarcliffmanor.gov/planning-board/events/33376>

1. V-3-2022 - 235 Elm Road - Yeshivath Viznitz Dkhal Torath Chaim

An application for a Special Permit is denied due to nonconformity with Section 220-6J(a) which states that “the lot area shall be not less than five acres and shall have primary access from, and frontage of no less than 200 feet along, a state, county, arterial or collector road, as defined by the NYS Department of Transportation”. The Premises has a lot area of 1,618,749 s/f (37.16 acres) that meets a portion of this requirement, however Elm Road is classified by the New York State Department of Transportation (“NYS DOT”) as a local road and not a state, county or collector road. **To be adjourned to Monday, March 6, 2023 at 7:30pm.**

2. V-1-2023 - Perman 20 Quinn Road

An application to construct a second story addition at an existing single-family dwelling was denied due to nonconformity with Chapter 220 of the Village Code, Attachment 2, column 8A. The second story two-bedroom addition located above the existing dwelling on the north side of the premises the required front yard setback is 55 feet, whereby 21.1 is proposed. It is noted that the existing first story below has an existing setback of 15.63 feet that is existing non-conforming. This property has two front yards on the north and east side of the property (Both Quinn Road).

Next Meeting: The next Zoning Board of Appeals meeting is scheduled for April 4, 2023 with a submission date of February 18, 2023.