

**NOTICE OF  
PUBLIC HEARING**

**PLEASE TAKE NOTICE** that the Zoning Board of Appeals of the Village of Bellport will hold a public hearing on January 19, 2017 at 7:00 pm at the Bellport Community Center located at 4 Bell St., Bellport, New York to consider the following application:

Hui Hui Lin, 33 Circuit Road, Bellport, NY seeks the following variances renovate an existing two story, single family dwelling. Renovations include construction of a new 237 square, foot roof over front porch and reconstruction of the front wall of the second floor to raise the roof line.

**Sec. 21-264. - Height.**

The height requirements in a Residence B District shall be the same as in the Residence A District, as set forth in section 21-218 of this chapter.

**Sec. 21-218. - Height (Pyramid Law)**

No building hereinafter constructed, erected or altered shall exceed thirty-two (32) feet in height, and must be set back from all property lines so that the height of any point of the building is not greater than the horizontal distance of the point from the nearest property line to the building or structure at that location or protrude through a diagonal line formed by a forty-five-degree pyramid angle from all property lines.

**Proposed: New roof encroaches the pyramid plan by 320 square feet on the north side of the dwelling and 37 square feet on the south side of the dwelling.**

**Sec. 21-266. - Front yard.**

In the Residence B District, there shall be a front yard having a depth of not less than forty (40) feet.

**Proposed: Front yard setback of 35 feet, 4 inches.**

The Suffolk County Tax Map Number is 0202-4-5-20. The dwelling is located in the Residence B District.

All persons with an interest may attend and will be heard. The Community Center is handicapped accessible.

**BY ORDER OF THE ZONING BOARD OF APPEALS, VILLAGE OF BELLPORT: CECI TRIPP, VICE CHAIRPERSON**