

PUBLIC HEARING NOTICE

PLEASE TAKE NOTICE that a public hearing will be held as to the following matter:

Agency: Board of Appeals, Village of North Hills
Date: December 16, 2025
Time: 7:30 p.m.
Place: John M. Lentini Village Hall, One Shelter Rock Road, North Hills, New York
Subject: Applications of Toll Brothers, Inc., 42 Old Ridgebury Road, Danbury, Connecticut, for variances of Village Code §215-24(F)(1), to permit construction of rear yard decks having setbacks less than the required 150 feet from a property line on a County Road, at various locations, all at premises on Sequoia Circle, Manhasset, North Hills, New York in Section 2, Block 240 on the Nassau County Land and Tax Map, as follows:

- Case 25-20za, Lot 23, 144.6 feet from property line
- Case 25-21za, Lot 24, 134.5 feet from property line
- Case 25-22za, Lot 25, 135.4 feet from property line
- Case 25-23za, Lot 26, 137.8 feet from property line
- Case 25-24za, Lot 27, 132.3 feet from property line.

At the said time and place, all interested persons may be heard with respect to the foregoing matters.

Each of the proposed actions is a Type II Matter pursuant to the State Environmental Quality Review Act, which requires no determination of environmental significance yet.

Any person having a disability which would inhibit attendance at or participation in the hearing should notify the Village Clerk at least three business days prior to the hearing, so that reasonable efforts may be made to facilitate such attendance and participation.

All relevant documents may be inspected at the office of the Village Administrator, One Shelter Rock Road, North Hills, New York, during regular business hours.

Dated: December 1, 2025

BY ORDER OF THE BOARD OF APPEALS
Douglas S. Weigler, Chair