

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: April 28, 2026

Time: 7:30 p.m.

Place: Village Hall, One Shelter Rock Road, North Hills, New York

Subject: Case 26-07za. Application of Sin Hang Chan and Hsin Ho Fan, 94 Windsor Gate Drive, New Hyde Park, New York 11040, by their agent, Salvatore Ferrara, 155 First Street, Mineola, New York 11501, for relief from the following section of the North Hills Village Code to facilitate construction of a new wood deck replacing an existing deck: §215-24(F)(7), to permit unscreened patio located one foot from a side property line where a minimum setback of ten feet is required, and where patios located less than 15 feet from any property line are required to be screened. Premises are 94 Windsor Gate Drive, New Hyde Park, New York, and also known as Section 8, Block A, Lot 821-62 on the Nassau County Land and Tax Map.

The requested relief is a Type II Action as defined in the State Environmental Quality Review Act, and requires no environmental impact review.

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

Any person having a disability which would inhibit attendance at or participation in the hearing should notify the Village Administrator 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: March 31, 2026

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