

July 18, 2023

SPECIAL USE PERMIT HEARING MINUTES
99 Covert Avenue, Floral Park, NY 11001

A Special Use Permit Public Hearing for the property 99 Covert Avenue, Floral Park, NY 11001 Floral Park Depository 1929 Realty Partners, LLC was held by the Board of Trustees on July 18, 2023 at 8:00 pm. The hearing was held by in-person and by way of video/teleconference as follows:

<https://us02web.zoom.us/j/86147174426?pwd=Y2lrbzR1S2QrWk9oSVU3dEt1SXhZUT09>

Meeting ID: 861 4717 4426

Passcode: 056370 Dial by your location 1 646 558 8656 US (New York)

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Passcode: 056370

Present were Mayor Kevin Fitzgerald, Trustees Lynn Pombonyo, Frank Chiara, Jennifer Stewart, and Michael Longobardi, Village Administrator Gerard Bambrick, Village Clerk Susan Walsh, Superintendent of Public Works Kevin Ginnane, Superintendent of Buildings Renee Marcus, Police Commissioner Stephen McAllister, Village Attorney John E. Ryan, Court Reporter Mary Kate Waldron, Catherine Murphy and Applicant, Michael McGuire.

Purpose: The application of Floral Park Depository 1929 Realty Partners, LLC of 99 Covert Avenue, Floral Park, NY, is made in accordance with Article III, Section 99-10 B of the Zoning Ordinance of the Incorporated Village of Floral Park, NY which requires that when a change of use from bank to restaurant with seasonal outdoor seating in a B-1 District, the use may only be authorized as a special use after a public hearing.

The structure for which said Special Permit is applied is situated on the west side of Covert Avenue and on the northwest corner of the intersection of Covert Avenue and Clayton Avenue and known as 99 Covert Avenue, Section 32, Block 272, Lot(s) 23-29 of the Nassau County Land and Tax Map.

Mayor Fitzgerald opened for public comment.

Trustee Pombonyo offered Resolution No. 2023-158 to reserve decision and close the public hearing.

The Resolution was seconded by Trustee Chiara and adopted on roll call as follows:

Trustee Pombonyo	- Aye
Trustee Chiara	- Aye
Trustee Stewart	- Aye
Trustee Longobardi	- Aye
Mayor Fitzgerald	- Aye

The hearing ended at 9:15 pm.

A copy of the transcript and a copy of the legal notice of public hearing is attached and made a part of these minutes.

Susan E. Walsh
Village Clerk

Att.

LEGAL NOTICE

**NOTICE OF PUBLIC HEARING
INC. VILLAGE OF FLORAL PARK, NY**

NOTICE IS HEREBY GIVEN, that the Board of Trustees of the Incorporated Village of Floral Park, NY will hold a Public Hearing at Village Hall, One Floral Boulevard, Floral Park, NY on Tuesday, July 18, 2023 at 8:00 pm in relation to the following application:

The application of Floral Park Depository 1929 Realty Partners, LLC of 99 Covert Avenue, Floral Park, NY, is made in accordance with Article III, Section 99-10 B of the Zoning Ordinance of the Incorporated Village of Floral Park, NY which requires that when a change of use from bank to restaurant with seasonal outdoor seating in a B-1 District, the use may only be authorized as a special use after a public hearing.

The structure for which said Special Permit is applied is situated on the west side of Covert Avenue and on the northwest corner of the intersection of Covert Avenue and Clayton Avenue and known as 99 Covert Avenue, Section 32, Block 272, Lot(s) 23-29 of the Nassau County Land and Tax Map.

A copy of the application is on file in the Office of the Village Clerk, One Floral Boulevard, Floral Park, NY and may be examined by request for any persons interested therein during business hours Monday through Friday inclusive, except legal holidays, from 8:30 am to 4:30 pm.

NOW TAKE NOTICE that all parties in interest and citizens will be given the opportunity to be heard at the aforesaid time and place.

**BY ORDER OF THE BOARD OF TRUSTEES
INCORPORATED VILLAGE OF FLORAL PARK, NY**

**Susan E. Walsh
Village Clerk**

Dated: June 30, 2023