

VILLAGE OF SAGAPONACK

NOTICE OF PUBLIC HEARING BEFORE THE ZONING BOARD OF APPEALS

PLEASE TAKE NOTICE, that on September 12, 2025 at 3:00 p.m. the Zoning Board of Appeals of the Village of Sagaponack, shall consider:

The application of Kenneth B Schwartz Revocable Trust to construct a single-family dwelling and accessory structures requiring the following area variances:

- 1) Four parking spaces located in the required front yard 6 feet from the front property line and 4.2 feet from south property line where code prohibits parking in the required front and side yards;
- 2) Dwelling front yard setback of 46.9 feet where code requires front yard setback of 80 feet;
- 3) Accessory structure (sunken area way north side) front yard setback of 55.1 feet and side yard setback (north property line) of 15.4 feet where code requires accessory structure front yard setback of 90 feet and side yard setback of 30 feet;
- 4) Accessory structure (sunken area way south side) front yard setback of 67.2 feet and side yard setback (south property line) of 8.4 feet where code requires accessory structure front yard setback of 90 feet and side yard setback of 30 feet;
- 5) Accessory structure (house patio) side yard setback (north property line) of 12.8 feet where code requires accessory structure side yard setback of 30 feet;
- 6) Accessory structure (pool patio) side yard setback (north property line) of 16 feet where code requires accessory structure side yard setback of 30 feet;
- 7) Accessory structure (hot tub) side yard setback (south property line) of 10.3 feet where code requires accessory structure side yard setback of 30 feet;
- 8) Accessory structure (outdoor shower/changing area) side yard setback (south property line) of 5.4 feet where code requires accessory structure side yard setback of 30 feet;
- 9) Accessory structure (hot tub patio/walkway) side yard setback (south property line) of 7.7 feet where code requires accessory structure side yard setback of 30 feet.

The property lies in the R-120 Residence District and is located at 182 Town Line Road, Sagaponack, New York, SCTM 0908-010.00-04.00-037.001.

The hearing will be held both in person at Village Hall, 3175 Montauk Highway, Sagaponack, New York and via Zoom videoconferencing. Any person interested will be given the opportunity to be heard. Zoom login information is available from the Village Clerk.

Dated: August 21, 2025
Rosemarie Cary Winchell
Village Clerk-Treasurer
Village of Sagaponack