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**VILLAGE OF GREENPORT
ZONING BOARD OF APPEALS
REGULAR MEETING**

March 17, 2026 – 6:00 PM

Station One Firehouse

Third & South Streets, Greenport, N.Y.

Item No. 1

Motion to accept the minutes of the February 17, 2026, Zoning Board of Appeals meeting.

Item No. 2

Motion to schedule the next Zoning Board of Appeals meeting for April 14, 2026, at 6:00 pm at the Station One Firehouse, Third and South Streets, Greenport, N.Y., 11944.

Item No. 3 – 411 Fifth Street

Motion to accept the Findings and Determination for Robert and Kristin Chute. The property is located in the R-2 One and Two-Family Residential District and is not located in the Historic District.

SCTM # 1001 -6 -5 -18

Item No. 4 – 174 Sterling Street

Motion to accept the Findings and Determination for Lisa Gillooly and Tony Spiridakis, 178 Sterling Street, Greenport, appealing the Building Inspector's determination dated November 7, 2025, regarding 174 Sterling Street.

SCTM # 1001 -2 -3 -16

Item No. 5 – 625 First Street

Public Hearing regarding the application of Dave Murray on behalf of Beth & David Dahle. Applicant proposes construction of an accessory structure. This requires the following variance:

- Lot coverage of 30% is required. Applicant is proposing 34.9%, therefore a variance of 4.9% is required.
- Rear yard lot coverage of 30% is required. Applicant is proposing 31.0%, therefore a variance of 1% is required.

The property is located in the R-2 One and Two-Family Residential District and is also located in the Historic District.

SCTM # 1001 -2 -6 -35

Item No. 6 – 429 Sixth Street

Motion to accept the application, schedule a public hearing, and arrange a site visit regarding the application of James & Jennifer Kennedy. Applicants propose construction of a rear accessory structure. This requires the following variance:

- Maximum height allowance is 15 feet. Applicants are requesting height of 16'3", therefore, a variance of 1.3" is required.

The property is located in the R-2 One and Two-Family Residential District and is not located in the Historic District.

SCTM # 1001 -6 -3 -5

Item No. 7 – 625 First Street

Discussion and possible motion on the area variance applied for by Dave Murray on behalf of Beth & David Dahle for the property located at 625 First Street, Greenport, NY 11944.

SCTM # 1001 -2 -6 -35

Item No. 8

Any other Zoning Board of Appeals business that might properly come before this Board.

Item No. 9

Motion to adjourn.