



**NOTICE IS HEREBY GIVEN** that a hybrid public hearing will be held on Thursday, March 5, 2026, at 6:00 pm at in the Municipal Board Room of Village Hall at 23 Main Street, Southampton, NY 11968 and via videoconferencing, by the **ZONING BOARD OF APPEALS** of the Incorporated Village of Southampton NY. At this hearing the following projects will be reviewed:

**#3223 – FUN ELM 82, LLC** **82 ELM STREET**  
**SCTM: 904-7-2-5.3** **R-7.5** **Lot Size: Approx. 28,696 sq. ft.**

Applicant requests area variance relief from § 116-11.1 (Yard regulations in certain residence districts) in order to:

1. Decrease the minimum distance from side and rear lot lines for accessory structures from 15 feet to 6 feet for a proposed 14' x 25.5' detached garage; and
2. Decrease the minimum distance from side and rear lot lines for accessory structures from 15 feet to 8.5 ft. for a proposed relocated 93 sq. ft. shed.

**#3224 – 41 BARNHART STREET, LLC** **41 BARNHART STREET**  
**SCTM: 904-11-2-28.6** **R-40** **Lot Size: 20,231 sq. ft.**

Applicant requests area variance relief from § 116-17.1 (Maximum gross floor area of dwellings in certain residence districts) in order to:

1. Increase the maximum gross floor area of a dwelling from 3,523 sq. ft. to 3,960 sq. ft. (3,720 sq. ft. existing) for a proposed 240 sq. ft. two-story addition.

**#3225 – ROBERT LOHMAN** **28 BOWDEN SQUARE**  
**SCTM: 904-5-3-37** **R-20** **Lot Size: 8,241 sq. ft.**

Applicant requests area variance relief from § 116-11.1 (Yard regulations in certain residence districts) in order to:

1. Decrease the minimum total side yard setback from 26 ft. to 22.5 ft. for a proposed conversion of an existing 16.2' x 22.3' detached accessory garage as part of the primary dwelling via a breezeway.

**#3226 –CHRISCHAR 106, LLC** **130 TOYLSOME LANE**  
**SCTM: 904-16-3-29.1** **R-12.5** **Lot Size: 36,125 sq. ft.**

Applicant requests area variance relief from § 116-11.1D(1) (Yard regulations in certain residence districts) in order to:

1. Decrease the minimum required side yard setback from 23.68 ft. to 20.9 ft on the east side; and
2. Decrease the minimum required total side yard setback from 59.2 ft. to 47.5 ft. for a proposed 21.5' x 24' detached accessory garage in the required east and total side yards of the primary dwelling.

To join the Board meeting via “ZOOM” Please use the link below to join the webinar:

<https://bit.ly/48rF7nM>

SHV Meetings can be viewed at any time! Live streams will have about a 2-minute delay or less. Use this link to find our recorded or live meetings: <https://bit.ly/3OYTNDN>

Members of the public may submit comments before the meeting via e-mail to: BuildingInspector@southamptonvillage.org up until **March 5, 2026**, at 12 noon. Minutes of the meeting will be posted on the Village website after the meeting.

Required documents and records are available for inspection in the Building Department at Village Hall, 23 Main St., Southampton New York, as well as at the following link:

<https://bit.ly/3Tb7AcM>