

PUBLIC HEARING NOTICE

PLEASE TAKE NOTICE that a public hearing will be held as to the following matters:

Agency: Board of Trustees, Village of Great Neck Estates
Date and Time: April 8, 2024 at 8:00 pm
Place: Village Hall, 4 Atwater Plaza, Great Neck Estates, NY

Subject: Application of 200 MNR Sun LLC, 200 Boulevard of the Americas, Lakewood, New Jersey 08701, pursuant to Village Code §230-13.1 and Village Code Chapter 194 for a change of zoning classification from Business D to Business Incentive Overlay District, an incentive zoning permit, and subdivision approval, to develop property at 180-200 Middle Neck Road, Great Neck Estates, for a five-story multi-family residential building with a total floor area of 157,201 gross square feet (gsf) and 70 residential condominium units, including 66 apartment units and four townhome-style units with residential amenity space and 105 parking spaces (the "Proposed Project"). Premises are also known as Section 2, Block 6, Lots 41, 43, 65 and 66 on the Nassau County Land and Tax Map.

The Board of Trustees, as putative Lead Agency, has not yet classified this matter pursuant to the State Environmental Quality Review Act (SEQRA).

The Village complies with the Americans with Disabilities Act. Disabled persons with special needs should contact the Village Clerk's office at least three business days prior to the hearing, so that reasonable efforts may be made to accommodate attendance and participation.

All relevant documents may be inspected at the office of the Village of Great Neck Estates, 4 Atwater Plaza, Great Neck, New York, during regular business hours.

Dated: March 1, 2024

BY ORDER OF THE BOARD OF TRUSTEES
Village of Great Neck Estates