

**TOWN OF SOUTHEAST
ZONING BOARD OF APPEALS
Wednesday, March 11, 2026
Town Hall, 1360 Route 22, Brewster, NY 10509**

**The Regular Meeting begins at 8 pm
If there is a Work Session scheduled, it begins at 7:30 pm**

Work Session:

Regular Meeting:

1. Salsa Fresca

1577 Route 22, Tax Map ID 46.-1-16.1

Public Hearing to review an application for the proposed construction of a Freestanding Sign in the SR-22 Zoning District requiring the following variance:

1. East front setback: 10 ft. variance where 5 ft. is proposed and 15 ft. is required.

2. Margaret Vail

2 Bass Lane, Tax Map ID 79.-1-40.-41

Public Hearing to review an application for a proposed Addition in the R-40 Zoning District District requiring the following variances:

1. East front setback: 9 ft. variance where 41 ft. is proposed and 50 ft. is required.
2. West front setback: 23 ft. variance where 27 ft. is proposed and 50 ft. is required.
3. North side setback: 10 ft. variance where 40 ft. is proposed and 50 ft. is required.

Approve Meeting Minutes from February 11, 2026

DRAFT 2/12/26 Agenda Subject to Change