

Public Notice

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Town of Islip will hold a public hearing on **Tuesday, December 06, 2022** at the Town Hall West, 401 W Main Street, Islip, NY on the following applications at the times listed or as soon thereafter as they may be reached. At such time all interested parties will be given an opportunity to be heard. Any disabled person who needs a sign language interpreter or special accommodations to attend this meeting is asked to please contact Constituent Services at 631-224-5380 as early as possible in order for the Town to accommodate.

Dated: 11/23/2022
Islip, New York

John M. Lorenzo, Chairman
Zoning Board of Appeals

- 6:00 P.M. (904-22)** **DAVID POPP and GINA DeFELICE** - permission to leave shed having side yard of 1 foot instead of required 2 feet, Res. AA District, west side of Carolee Court (#6), 162.75 feet north of Celano Lane, West Islip, NY (0500-479.00-02.00-022.000)
- 6:00 P.M. (905-22)** **EDWARD HAYDEN** - permission to erect two story and second story addition to dwelling and to use dwelling for two-family, family use only pursuant to Islip Town Code 68-419.1, Res. A District, north side of Alinda Avenue (#19), 295.24 feet east of Higbie Lane, West Islip, NY (0500-413.00-02.00-023.000)
- 6:00 P.M. (906-22)** **MICHAEL W. GUETHLEIN and ALEXANDRINE RIBAS** - permission to leave inground pool (14' x 28') having rear yard of 8.5 feet instead of required 14 feet, Res. A District, south side of Philip Street (#132), 700 feet west of Coates Avenue, Holbrook, NY (0500-128.00-02.00-001.000)
- 6:30 P.M. (907-22)** **KRISTOPHER W. and DENISE A. COLLOCOLA** - permission to install inground pool leaving side and rear yards of 10 feet instead of required 18 feet each, to leave shed having second front yard of 6.8 feet instead of required 35 feet and 6-foot fence on property line not having required setback of 10 feet, Res. AA (278) District, southwest corner of Jet Lane (#12) and Thunder Road, Holbrook, NY (0500-178.00-01.00-034.000)
- 6:00 P.M. (908-22)** **MARY FLAHERTY** - permission to leave above ground pool having side yard of 10.2 feet instead of required 14 feet, patio having side yard of 1.2 feet instead of required 4 feet and fence on side property line having height of 7 feet instead of permitted 6 feet, Res. A District, east side of Edgewood Avenue (#175), 252.6 feet north of Shelter Road, Ronkonkoma, NY (0500-030.00-03.00-029.000)
- 6:00 P.M. (909-22)** **TERESA DAURIO** - permission to leave deck (3.2' high) having side yard of 3.2 feet instead of required 6 feet, Res. A District, south side of Pleasant Street (#230), 340.76 feet west of Terry Road, Ronkonkoma, NY (0500-060.00-03.00-019.000)
- 6:00 P.M. (910-22)** **MARIA GROSSO** - permission to leave driveway on side property line not having required setback of 4 feet, Res. A District, west side of Wyandanch Road (#192), 252.2 feet north of St. Lawrence Street, Sayville, NY (0500-307.00-06.00-038.000)

6:00 P.M. (911-22) **PEDRO J. SANTIAGO** - permission to leave second story addition having side yard of 13.8 feet and portico having side yard of 12.5 feet instead of required 14 feet each, detached garage having second front yard of 26.2 feet and shed having second front yard of 26.7 feet instead of required 35 feet each, Res. A District, southwest corner of Connetquot Avenue (#1300) and Woodland Avenue, Central Islip, NY (0500-101.00-02.00-015.000)

6:00 P.M. (912-22) **JOSE R. GARCIA** - permission to reconstruct accessory building into 2 buildings; Building # 1 (24' x 29.4' Irrg.) to be reverted into detached garage leaving side yard of 3.1 feet instead of required 10 feet and Building #2- (14.2' x 29.4' Irrg.) to be used as storage building leaving side yard 3.1 feet instead of required 4 feet, Res. AA District, north side of Bailey Avenue (#71) 738 feet east of East Third Avenue, Bay Shore, NY (0500-245.00-04.00-038.000)

6:00 P.M. (913-22) **DARYL and THERESA TOMKIN** - permission to leave water feature having rear yard setback of 11 feet instead of required 18 feet and 6-foot fence having front yard of 0.5 feet instead of required 10 feet, Res. AA District, southeast corner of Greene Court (#2) and Apallo Lane, Hauppauge, NY (0500-013.00-03.00-056.002)

6:00 P.M. (914-22) **FRANK J. JOHNSTON** - permission to leave above ground pool on lot having area of 9,701 sq. feet instead of required 12,000 sq. feet, having front yard of 25.5 feet instead of required 60 feet and side yard of 19.7 feet instead of required 25 feet, Res. BAA District, northwest terminus of Clipper Roadway (#10), 555 feet north of Central Walk, Corneille Estates, NY (0500-496.00-02.00-009.000)

6:00 P.M. (915-22) **JANINE MUSMACKER** - permission to install inground pool leaving side yard of 5 feet instead of required 10 feet, Res. B District, southwest corner of Willett Avenue (#108) and Tariff Street, Sayville, NY (0500-330.00-04.00-029.000)

6:30 P.M. (916-22) **LYNDA and KRISTIAN BELASIC** - permission to erect roofed-over porch (5.5' x 12') leaving front yard of 12.6 feet instead of required 25 feet and second-story addition leaving side yard of 13 feet instead of required 14 feet, to leave second and two-story additions having side yard of 13 feet instead of required 14 feet, all having floor area ratio of 26.73% instead of the permitted 25%, Res. B District, north side of Monroe Avenue #305), 142 feet east of Madison Street, West Islip, NY (0500-413.00-01.00-028.000)

6:30 P.M. (917-22) JORGE A. MORALES - permission to establish accessory apartment pursuant to Islip Town Code Section 68-616 and to leave shed having side yard of 3.5 feet and rear yard of 2.3 feet instead of required 4 feet each, Res. A District, east side of Pineland Place (#31), 139.67 feet south of Commack Road, Brentwood, NY (0500-226.00-02.00-061.000)

6:30 P.M. (918-22) ELLEN BAER - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602 having gross floor area of 827 sq. feet. instead of permitted 800 sq. feet and to leave egress window having second front yard of 16.6 feet instead of permitted encroachment setback of 19 feet, Res. A District, southeast corner of Dixie Lane (#26) and Secatogue Avenue, East Islip, NY (0500-373.00-01.00-054.000)

Adjourned from November 15, 2022

6:30 P.M. (846-22) LUZ ARQUIMIDES GALEAS - permission to leave second story addition (12' x 20.6') having side yard of 6.6 feet instead of required 14 feet, total side yards of 21.4 feet instead of required 28 feet and floor area ratio of 43.5% instead of permitted 25%, Res. B District, west side of Myrtle Avenue (#727), 195.48 feet south of Union Street, West Islip, NY (0500-438.00-01.00-023.000)

6:30 P.M. (919-22) 5150 VETERANS, LLC - permission to erect industrial building on lot having width of 253.8 feet instead of required 300 feet and front yard of 30.8 feet instead of required 50 feet, ICD District, south side of Veterans Memorial Highway, 376.33 feet south of Broadway Avenue, Holbrook, NY (0500-217.00-02.00-005.006)

6:30 P.M. (920-22) 2300 SUNRISE REALTY LLC - permission to erect gasoline service station and convenience market on lot having area of 34,772 sq. feet instead of required 40,000 sq. feet, leaving front yard of 34.8 feet instead of required 50 feet, to erect fuel canopy leaving front yard of 24.2 feet instead of required 50 feet, 6-foot fence on front property line not having required setback of 15 feet, to install two ground signs having sign areas of 60 sq. feet with gas price sections of 30 sq. feet each instead of permitted one ground sign having sign area of 48 sq. feet with gas price section not to exceed 6 sq. feet each, to install 3 facial signs where only one is permitted, to install two gas canopy signs having sign areas of 13.1 sq. feet instead of permitted 12 sq. feet each, one facing residential zoning in violation of Section 68-381.1(B), Bus 3 District, southwest corner of Sunrise Highway (#2300) and Commack Road, Islip, NY (0500-319.00-02.00-095.001)

6:30 P.M. (921-22) RICHLAINE ENHANCEMENTS LLC - permission to erect industrial building leaving front yard of 48 feet and side yard of 28 feet instead of required 64.25 feet each, Ind 1 District, south side of Rajon Road, 642.42 feet west of Sylvan Avenue, Bayport, NY (0500-239.00-04.00-006.024)

6:30 P.M. (922-22) WIL-JA HOLDING CORP. and RICHLAINE ENHANCEMENTS LLC - permission to erect industrial building leaving front yard of 50 feet instead of required 66.2 feet, arterial highway setback of 68.2 feet instead of required 76.2 feet, floor area ratio of 35.14% instead of permitted 35%, to leave 6 foot high fence on through lot property line instead of required 15 feet, Ind 1 District, north side of Rajon Road (#33), 369.6 feet west of Sylvan Avenue, Bayport, NY (0500-239.00-04.00-006.19, 6.22, 9.8, .12, .13 &.14)