

Public Notice

NOTICE IS HEREBY GIVEN that due to the Novel Coronavirus (COVID-19) Pandemic and recent Executive Orders issued by the Governor, the Town of Islip Zoning Board of Appeals (the "Zoning Board") Hearing scheduled for **Tuesday, August 04, 2020** at 6:00 p.m., will be held electronically via Zoom Webinar instead of an in person public hearing and will be streamed live over the internet. Instructions on how to access the Zoom Webinar and/or livestream are available on the Town's website - www.islipny.gov.

Anyone interested in providing comments to the Zoning Board on an agenda item is encouraged to do so prior to the date of the meeting by calling (631) 224-5489.

This agenda is subject to change without notice. Please contact the Zoning Board prior to the day of the hearing to confirm application scheduling.

Any disabled person who needs a sign language interpreter, auxiliary aids, special accommodations to attend this meeting or has concerns regarding accessibility to the Zoning Board Hearing, please call - CONSTITUENT SERVICES - (631) 224-5380.

Dated: 07/24/2020
Islip, New York

John M. Lorenzo, Chairman
Zoning Board of Appeals

- 6:00 P.M. (453-20) DAVID EDEN** - permission to expand nonconforming use by less than 25% by erecting one story roofed-over porch, Res. B District, south side of Victory Drive (#220), southeast corner of 7th Street and southwest corner of 6th Street, Ronkonkoma, NY (0500-009.00-04.00-019.000)
- 6:00 P.M. (454-20) RONALD KING** - permission to leave driveway having side yard of 2 feet instead of required 4 feet, Res. AA District, west side of Fairview Avenue (#70), 239 feet north of The Lane, Bayport, NY (0500-386.00-01.00-006.000)
- 6:00 P.M. (387-20) KIRSY GARCES and JOSE R. PEREZ** - permission to renew and transfer permit for accessory apartment to a subsequent property owner pursuant to Section 68-616 and 68-618, Res. A District, southeast corner of Freeman Avenue (#427) and Orange Street, Brentwood, NY (0500-228.00-04.00-039.000)
- 6:00 P.M. (455-20) MARTIN A. and MELISSA A. BRENNAN** - permission to leave pool patio having side yard of 2.92 feet instead of required 6 feet, Res. B District, south side of Roderick Road (#18), 230 feet west of Spruce Street, West Islip, NY (0500-414.00-02.00-006.000)
- 6:00 P.M. (456-20) MOHAMMED Z. RAHMAN and KAMRUZZIA SHAPNA** - permission to use dwelling for two-family, family use only pursuant to Islip Town Code Section 68-419.1 and to leave deck having rear yard of 21.5 feet instead of required 25 feet, Res. B District, northeast corner of Locust Boulevard (#101) and Rosevale Avenue, Ronkonkoma, NY (0500-033.00-01.00-017.000)

- 6:00 P.M. (457-20) PATRICIA and JOHN SCHMITT** - permission to erect second story addition leaving side yard of 13.9 feet instead of required 14 feet and floor area ratio of 29.02% instead of permitted 25%, to leave one story addition and enclosed deck having side yard of 13.9 feet instead of required 14 feet with additions resulting in new structure leaving side yards of 13.7 feet and 13.9 feet instead of required 14 feet each and total side yards of 27.6 feet instead of required 28 feet and to leave driveway on side property line not having required setback of 4 feet, Res. A District, south side of Kime Avenue (#518), 1,052 feet west of Watts Place (through lot to Southern State Parkway), West Islip, NY (0500-336.00-01.00-040.000)
- 6:00 P.M. (458-20) KENNETH P. BARTSCH** - permission to leave shed having front yard of 6.5 feet and shed having front yard of 9.4 feet instead of required 35 feet each and to leave driveway on side property line not having required setback of 4 feet, Res. AA District, northeast corner of Bourne Boulevard (#57) and Oak Avenue, Bohemia, NY (0500-304.00-01.00-029.002)
- 6:00 P.M. (459-20) ANTHONY MACHIANO, JR.** - permission to leave water feature having rear yard of 17 feet instead of required 18 feet, to leave pool equipment having front yard of 17.4 feet instead of required 40 feet and patio having rear yard occupancy of 33% instead of permitted 30%, Res. AA District, north side of Larry Lane (#2), 367 feet west of Oak Neck Lane, West Islip, NY (0500-479.00-02.00-004.000)
- 6:00 P.M. (460-20) MATTHEW MIKOLAJCZYK** - permission to leave inground pool having side yard of 9.6 feet instead of required 10 feet, pool patio having side yard of 2.5 feet and rear yard of 4 feet instead of required 6 feet each and rear yard occupancy of 50.2% instead of permitted 30%, Res. B District, southwest corner of McCall Avenue (#11) and Madeline Place, West Islip, NY (0500-475.00-01.00-010.000)
- 6:00 P.M. (461-20) LEONARD and CHRISTINA MARKS** - permission to leave inground pool having rear yard of 9.8 feet instead of required 10 feet, pool patio having rear yard of 4.6 feet and side yard of 3.5 feet instead of required 6 feet each and rear yard occupancy of 46.1% instead of permitted 30%, pool equipment having rear yard of 1 foot instead of required 2 feet and to leave shed having rear yard of 1.3 feet and side yard of 3.4 feet instead of required 4 feet each, Res. B District, west side of Hyman Avenue (#327), 140 feet south of Fourth Street, West Islip, NY (0500-457.00-02.00-058.000)

6:00 P.M. (462-20) PATRICK A. and CAROLINE P. FEENEY - permission to leave shed having side yard of 2.3 feet and rear yard of 3.9 feet instead of required 4 feet each, to leave shed having rear yard of 1.7 feet instead of required 2 feet and to leave driveway having side yard of 1 foot instead of required 4 feet, Res. A District, west side of Overlook Drive (#288), 191.9 feet north of Marilyn Street, East Islip, NY (0500-427.00-01.00-065.000)

6:00 P.M. (463-20) NICHOLAS and RACHEL ULLMAN - permission to install inground pool leaving rear yard of 5 feet and side yard of 8 feet instead of required 10 feet each, Res. B District, west side of Pine Drive (#221), 100 feet south of Wohseepee Drive, Bay Shore, NY (0500-391.00-02.00-053.000)

6:00 P.M. (464-20) CHRISTOPHER and KRISTINA GARGANO - permission to erect second story addition (23.7' x 25.17') and second story balcony (8' x 25.8') resulting in floor area ratio of 33% instead of permitted 25%, Res. A District, north side of Skipper Drive (#31), 616.82 feet west of Anchorage Drive, West Islip, NY (0500-484.00-01.00-003.000)

Adjourned from June 23, 2020

6:00 P.M. (368-20) MALIK KHATTAK - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. AA District, southeast corner of 5th Avenue (#1525) and Bailey Avenue, Bay Shore, NY (0500-245.00-02.00-054.000)

6:00 P.M. (465-20) ARMANS PROPERTY MANAGEMENT, LLC - permission to leave second front door in violation of Section 68-3(2)(c), Definitions, Single Family Use, Res. A District, northeast corner of West Plum Street (#181) and Freeman Avenue, Brentwood, NY (0500-228.00-03.00-050.000)

6:00 P.M. (466-20) JERRY and NICOLE WEBB - permission to install above ground pool leaving rear yard of 6 feet and side yard of 4.33 feet instead of required 10 feet each, Res. B District, west side of Myrtle Avenue (#223), 100 feet south of Third Street, West Islip, NY (0500-469.00-01.00-057.001)

6:00 P.M. (467-20) GREG KNUDSEN - permission to leave addition to detached garage with roof overhang having rear yard of 3 feet and side yard of 4.8 feet instead of required 10 feet each and occupying 10.1% of the lot instead of permitted 10%, resulting in floor area ratio of 38.9% instead of permitted 25%, to leave patio having rear yard occupancy of 34.8% instead of permitted 30%, to leave driveway on side property line not having required setback of 4 feet and having front yard occupancy of 38.4% instead of permitted 35%, Res. A District, south side of Bay Third Street (#32), 237.3 feet west of Saint Mark's Lane, Islip, NY (0500-397.00-02.00-037.000)

6:00 P.M. (468-20) 595 MAIN STREET HOLDINGS, LLC - permission to erect one story addition (96 sq. feet) resulting in floor area ratio of 127% instead of permitted 60%, BD District, north side of Main Street (#585), 55.02 feet east of Locust Avenue, Islip, NY (0500-370.00-02.00-046.000)

- 6:00 P.M. (469-20) DAVID SPORTSWEAR, INC./TOWN OF ISLIP IDA** - permission to erect one story addition (22.3' x 44.2') connecting two existing buildings (60 Spence Street and 90 Spence Street) leaving zero lot line instead of required side yard setback of 10 feet each, resulting in floor area ratio of 40.16% (60 Spence Street) and 37.48% (90 Spence Street) instead of permitted 35% each, Ind 1 District, south side of Spence Street, 770 feet west of 5th Avenue, Bay Shore, NY (0500-200.00-02.00-066.001 & 200.00-02.00-067.000)
- 6:00 P.M. (470-20) SUSAN M. SMITH** - permission to erect one story addition leaving front yard of 19.48 feet instead of required 25 feet and floor area ratio of 28% instead of permitted 25% and to erect entrance platform leaving front yard of 16.48 feet instead of permitted encroachment setback of 20 feet, Res. B District, east side of Roe Court (#35), 89.84 feet north of Richardson Lane, Islip, NY (0500-371.00-02.00-041.000)
- 6:00 P.M. (471-20) THOMAS and KATHLEEN ORLANDO** - permission to erect two story dwelling leaving floor area ratio of 32% instead of permitted 25%, to erect deck leaving rear yard of 4 feet instead of required 10 feet, to erect detached garage leaving less than required 20 feet behind front line of dwelling and having proposed door height of 11.5 feet instead of permitted 8 feet, Res. B District, southwest corner of Fern Place (#14) and Shore Drive, Oakdale, NY (0500-403.00-01.00-035.000)
- 6:00 P.M. (472-20) MICHAEL L. HUNTER III and ELEANORA M. GIACCONE** - permission to demolish and enlarge portico leaving front yard of 29.62 feet instead of permitted encroachment setback of 34 feet, to erect one story addition and porch leaving front yard of 33.3 feet instead of required 40 feet, resulting in new structure, to erect addition and alter detached garage, creating new structure, leaving rear yard of 6.25 feet instead of required 10 feet and height of 18 feet instead of permitted 14 feet, Res. AA District, west side of Broadway Avenue (#1380), 467.81 feet north of Terry Boulevard, Holbrook, NY (0500-108.00-03.00-103.003)
- 6:00 P.M. (449-20) LYNES ASSOCIATES** - permission to erect one story building leaving floor area ratio of 45% instead of permitted 35%, Ind 1 District, east side of 13th Street (#195), 440.92 feet south of Peconic Street, Ronkonkoma, NY (0500-103.00-02.00-026.001)