

## Public Notice

**NOTICE IS HEREBY GIVEN** that the Board of Appeals of the Town of Islip will hold an in-person Public Meeting on **Tuesday, November 30, 2021** at Town Hall West, 401 Main Street, Islip, NY 11751. The meeting will also be streamed live over the Internet. Instructions on how to access the livestream are available on the Town's website, [www.islipny.gov](http://www.islipny.gov).

Please note that due to the Novel Coronavirus (COVID-19) Pandemic and recent Legislation signed by the Governor, the format of this meeting is subject to change and may be held electronically via Zoom Webinar. In the event the format of this meeting changes to being held electronically instead of in-person, instructions on how to access an online livestream will be made available on the Town's website - [www.islipny.gov](http://www.islipny.gov). Attendees should check the Town website for instructions and any updates prior to the date of the meeting.

Anyone interested in providing comments to the Zoning Board on an agenda item are encouraged to do so in writing and prior to the date of the meeting by providing written comment to the Islip Zoning Board of Appeals, 40 Nassau Avenue, Islip, NY 11751

**NOTICE IS FURTHER GIVEN** that any person who needs a sign language interpreter or has concerns regarding accessibility to the Zoning Board of Appeals Meeting, please call Constituent Services at (631) 224-5380.

Dated: 11/19/2021  
Islip, New York

**John M. Lorenzo, Chairman**  
Zoning Board of Appeals

**6:00 P.M. (771-21) KENNETH ANDEXSER, JR. and LINDA JEAN ANDEXSER** - to renew permit for two family, family use only, Res. AA District, north side of Woody Lane (#33), 180 feet east of Sycamore Avenue, Oakdale, NY (0500-303.00-02.00-045.000)

**6:00 P.M. (772-21) CARIN ANN NILSSON NAPPI and ROBERT ARTHUR NAPPI** - to renew permit for two family, family use only, Res. A District, east side of Manor Lane (#929), 240 feet south of 6th Street, Bay Shore, NY (0500-457.00-04.00-020.000)

### Adjourned from October 19, 2021

**6:00 P.M. (663-21) ANTHONY HILTON and PATRICIA GRANGER LIFE ESTATE** - to renew permit for two family, family use only, Res. B District, north side of Pearl Court (#15), 100 feet east of Johnson Avenue, Sayville, NY (0500-258.00-01.00-012.000)

**6:00 P.M. (773-21) OMAR BARI** - permission to leave one story addition having side yard of 11.1 feet instead of required 14 feet and shed having side yard of 1.2 feet instead of required 2 feet, Res. B District, west side of Pine Acres Boulevard (#1724), 320 feet north of Benton Place, Bay Shore, NY (0500-180.00-03.00-050.000)

**6:00 P.M. (774-21) LUIS MALDONADO** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. A District, east side of Washington Avenue (#287), 346.75 feet south of Roslyn Road, Brentwood, NY (0500-074.00-02.00-007.000)

- 6:00 P.M. (775-21)** **KERI M. GORMAN** - permission to erect second story addition leaving side yard of 13.3 feet instead of required 14 feet, Res. B District, north side of Oakwood Avenue (#359), 798.99 feet west of Oakwood Avenue, West Islip, NY (0500-436.00-03.00-040.000)
- 6:00 P.M. (776-21)** **GEORGE M. KLUB, IV and IRENE SIERRA KLUB** - permission to leave pool patio having side yard and rear yard of 1 foot instead of required 6 feet each, pool filter having side yard of 3 feet and rear yard of 4 feet instead of required 6 feet each and to leave rear yard landscaping of 31.1% instead of required 40%, Res. B District, southwest corner of Richmond Street (#2) and Commack Road, Islip, NY (0500-294.00-01.00-088.000)
- 6:00 P.M. (777-21)** **TOWN OF ISLIP COMMUNITY DEVELOPMENT AGENCY** - permission to erect two story dwelling with roofed-over porch leaving floor area ratio of 28.84% instead of permitted 25%, Res. B District, south side of East Elm Street (#28), 175 feet east of Prospect Avenue, Central Islip, NY (0500-143.00-01.00-069.000)
- 6:00 P.M. (778-21)** **GEORGE and GLORIA HOERNING** - permission to install inground pool leaving side and rear yards of 12 feet instead of required 14 feet each, Res. A District, northeast corner of Timberpoint Road (#71) and Matinecock Lane, East Islip, NY (0500-399.00-02.00-017.000)
- 6:00 P.M. (779-21)** **CAROL A. GALLO** - permission to erect roofed-over patio leaving side yards of 12.1 feet and 12.4 feet instead of required 14 feet each, total side yards of 24.5 feet instead of required 28 feet and floor area ratio of 27.4% instead of permitted 25%, Res. B (278) District, west side of Springmeadow Drive (#38), 522.64 feet south of Springwood Drive, Holbrook, NY (0500-110.00-04.00-038.000)
- 6:00 P.M. (780-21)** **BARBARA MARTIN** - permission to leave elevated roof line change having side yards of 9.65 feet and 11.7 feet instead of required 14 feet each and total side yards of 21.35 feet instead of required 28 feet, Res. B District, north side of Hercik Place (#11), 240 feet east of Bayview Avenue, East Islip, NY (0500-398.00-03.00-015.000)
- 6:00 P.M. (781-21)** **KENNETH and CAROL ANNE SORRELL** - permission to leave two story dwelling having side yard of 15.6 feet instead of required 18 feet and total side yards of 34.3 feet instead of required 36 feet, Res. AA District, west side of Walnut Avenue (#1056), 327 feet south of Church Street, Bohemia, NY (0500-212.00-03.00-041.003)

- 6:00 P.M. (782-21) TANIA GUZMAN and JOSE ARGUETA** - permission to leave two sheds: Shed #1 (10.2' x 20') - having side yard of 1 foot and Shed #2 (10' x 16.5') having side yard of 2 feet instead of required 4 feet each and to leave driveway and patio on side property line not having required setback of 4 feet each, Res. AA District, south side of Nostrand Avenue (#480), 164.45 feet east of Joshua's Path, Central Islip, NY (0500-097.00-01.00-067.000)
- 6:00 P.M. (783-21) RAPHAEL FRAGOLA** - permission to renew and transfer permit for accessory apartment to a subsequent property owner pursuant to Sections 68-616 and 68-618, Res. A District, east side of Woodland Drive (#145), 150 feet south of Rosemary Place, East Islip, NY (0500-425.00-02.00-009.000)
- 6:00 P.M. (784-21) WAHID ABDELBAKY and GHAN ELNICKAWY** - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. B District, north side of Jefferson Street (#41), 135 feet east of Glenwood Avenue, East Islip, NY (0500-322.00-02.00-094.000)
- 6:30 P.M. (785-21) SCOTT and CHRISTA FAIVRE** - permission to install inground pool leaving side yard of 10 feet instead of required 14 feet and pool patio leaving rear yard of 2 feet instead of required 6 feet, Res. A District, southwest corner of Country Village Lane (#66) and Overlook Drive, East Islip, NY (0500-400.00-04.00-061.000)
- 6:30 P.M. (786-21) SAYVILLE FIRE DISTRICT** - permission to erect one story addition with mezzanine leaving side yard of 28.5 feet instead of required 30 feet, to maintain buffers of 7 feet and 14.9 feet instead of required 25 feet each, to leave transformer in buffer, to install light pole in buffer, to maintain front yard landscaping of 22.82% instead of required 50% and a determination is requested that proposed parking of 28 stalls is sufficient, Res. AAA District, east side of Broadway (#281), 177.82 feet north of Charlotte Place, Sayville, NY (0500-260.00-03.00-001.002)
- 6:30 P.M. (787-21) JOHN L. CONKLIN** - permission to elevate dwelling leaving front yard of 29.6 feet instead of required 40 feet, side yard of 5.6 feet instead of required 14 feet and total side yards of 19.9 feet instead of required 28 feet, Res. A District, east side of Candee Avenue (#321), 347 feet south of Elm Street, Sayville, NY (0500-431.00-03.00-012.000)
- 6:30 P.M. (788-21) ANTHONY V. and JANET PEPE** - permission to erect two story addition (23.4' x 26' irr.) having height of 37.6 feet instead of permitted 35 feet, to erect one story addition (26.3' x 38.1' Irr.) leaving front yard of 31.7 feet instead of required 60 feet, to leave driveway having side yard of 2.5 feet instead of required 4 feet and chicken coops having side yards of 8.4 feet instead of required 10 feet each, Res. AA District, west side of Secatogue Lane (#230), 854.7 feet south of Montauk Highway, West Islip, NY (0500-473.00-04.00-012.000)

- 6:30 P.M. (789-21)** **LISA LESLIE** - permission to erect two story addition (11.3' x 30.3') leaving front yard of 22.3 feet instead of required 25 feet and side yard of 7.3 feet instead of required 14 feet, and second story addition leaving front yard of 23.8 feet instead of required 25 feet, all having floor area ratio of 28% instead of permitted 25%, Res. B District, southwest corner of Tamarack Street (#18) and Prospect Avenue. Central Islip, NY (0500-166.00-03.00-071.000)
- 6:30 P.M. (790-21)** **HENRY J. and MARIANNE VOLLBRACHT** - permission to leave 6 foot fence on second front property line not having required setback of 10 feet, pool patio having front yard of 21 feet instead of required 50 feet, shed with attached roof-over having rear yard of 2.8 feet instead of required 4 feet and front yard of 27 feet instead if required 55 feet, Res. AAA District, northwest corner of Meadow Farm Road (#6) and Dock Road, East Islip, NY (0500-424.00-01.00-002.000)
- 7:00 P.M. (493-21)** **CADMIUM HOLDINGS LLC** - permission to erect two story dwelling on lot having width of 61.63 feet instead of required 100 feet, and lot area of 15,957 sq. feet instead of required 20,000 sq. feet, Res. AA District, north side of Lexington Avenue (#1A), 1,571.3 feet west of Fulton Street, Brentwood, NY (0500-075.00-01.00-059.002)
- 7:00 P.M. (494-21)** **HEM DEVELOPMENT II CORP.** - permission to erect two story dwelling on lot having lot width of 63.55 feet instead of required 100 feet throughout, lot area of 13,097.72 sq. feet instead of required 20,000 sq. feet, leaving side yards of 14.5 feet and 16 feet, four egress windows leaving side yards of 13 feet and 12 feet, and cellar entrance leaving side yard of 14.1 feet instead of required 18 feet each and total side yards of 25 feet instead of required 36 feet, Res. AA District, north side of Lexington Avenue (#1), 1,500 feet west of Fulton Street, Brentwood, NY (0500-075.00-01.00-059.001)
- 7:00 P.M. (791-21)** **RENAISSANCE HILLS PROPERTIES LLC** - permission to install 5 ground signs instead of maximum permitted one; two signs having area of 18 sq. feet and one sign having sign area of 72 sq. feet instead of permitted 16 sq. feet each, Res. CA District, southwest corner of MacArthur Boulevard (#200) and Veterans Memorial Highway, Hauppauge, NY (0500-026.00-01.00-012.001, 1, 2, 5, 13.1, 13.2)