

Public Notice

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Town of Islip will hold a public hearing on **Tuesday, November 19, 2019** 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: 11/08/2019
Islip, New York

John M. Lorenzo, Chairman
Zoning Board of Appeals

- 6:00 P.M. (845-19) GLORIA J. TATOSIAN** - permission to renew permit for two family, family use only, Res. B District, west side of Keith Lane (#644), 250 feet north of Burling Lane, West Islip, NY (0500-456.00-01.00-131.000)
- 6:00 P.M. (846-19) CARL and KERRY SOLOWAY** - permission to leave shed side yard of 1 foot instead of required 2 feet and pool deck having side yard of 13.7 feet instead of required 14 feet, Res. A District, northwest corner of Cross Road (#123) and Connetquot Road, Oakdale, NY (0500-377.00-02.00-058.000)
- 6:00 P.M. (847-19) KRISTOPHER and MARIA DECKENBACK and JANET DEANGELUS** - permission to leave driveway having side yard of 2.2 feet instead of required 4 feet, Res. AA (278) District, east side of Greenbelt Parkway (#233), 62.8 feet south of Thunder Road, Holbrook, NY (0500-457.00-04.00-004.000)
- 6:00 P.M. (848-19) JACK G. and MELISSA A. FENGLER** - permission to leave above ground pool having rear yard of 8.9 feet instead of required 10 feet, Res. B District, south side of Oakwood Avenue (#364), 225 feet east of Chestnut Place, West Islip, NY (0500-436.00-03.00-070.001)
- 6:00 P.M. (849-19) CAMILLE LAMM** - permission to leave pool equipment having side yard of 1.5 feet instead of required 2 feet, to leave driveway having side yard of 1.42 feet instead of required 4 feet, to leave shed having front yard (through lot) of 10.3 feet instead of required 60.5 feet and to leave 6 foot fence on property line not having required setback of 15 feet, Res. A District, west side of Cassel Avenue (#1066), 1,593.98 feet north of Orinoco Drive (through lot to Robert Moses Causeway), Bay Shore, NY (0500-415.00-03.00-016.000)
- 6:00 P.M. (850-19) SCOTT C. FIELD** - permission to erect one story addition (6' x 14' Irrg.) leaving side yard of 10.33 feet instead of required 14 feet, Res. B District, east side of Church Avenue (#115), 380 feet south of Raymond Street, Islip, NY (0500-396.00-03.00-014.000)

Adjourned from April 30, 2019

6:00 P.M. (316-19) LAKELAND JOINT VENTURE/ WILLIAM WARREN PROPERTIES, INC - permission to install 2 facial signs; Sign 1- having sign area of 165 sq. feet and Sign 2- having sign area of 184 sq. feet, where a maximum of one facial sign is permitted having sign area of 269 sq. feet, both signs having height of 37 feet instead of permitted 18 feet and to install public interest sign having sign area of 14 sq. feet instead of maximum permitted 3 sq. feet, Ind 1 District, east side of Lakeland Avenue, 292 feet north of Marconi Avenue, Ronkonkoma, NY (0500-105.00-01.00-005.005)

Adjourned from October 22, 2019

6:00 P.M. (767-19) FRANK C. and MAUREEN TRIFARO - permission to install above ground pool (12' x 21') leaving rear yard of 11 feet instead of required 14 feet and building separation of 2 feet instead of required 6 feet, to install pool deck (over 48") leaving rear yard of 10 feet instead of required 25 feet and to leave 6 foot fence having front yard of 7.2 feet instead of required 10 feet, Res. A District, southeast corner of Timberpoint Road (#242) and Country Village Lane, East Islip, NY (0500-426.00-03.00-077.000)

6:00 P.M. (851-19) SCOTT and RACHAEL GREENE - permission to leave patio on rear property line not having required setback of 4 feet, Res. B District, west side of Union Avenue (#50), 434.5 feet south of Main Street, Islip, NY (0500-370.00-04.00-017.000)

6:00 P.M. (852-19) LIONEL A. VENTURA and MARLIN E. GRANADOS - permission to leave pool having side yard of 15.5 feet and pool deck having side yard of 13 feet instead of required 18 feet each, to leave patio having side yard of 1 foot instead of required 4 feet, to leave driveway on side property line not having required setback of 4 feet and having front yard occupancy of 52.7% instead of permitted 35% and to leave 6 foot fence on front property line not having required setback of 15 feet, Res. AA District, south side of Highland (#40), 233.97 feet east of Caleb's Path, Central Islip, NY (0500-053.00-03.00-007.000)

6:00 P.M. (853-19) STEVEN and DAWN VALENTINE - permission to maintain pool deck (over 48" high) having side yard of 6.75 feet and rear yard of 5.16 feet instead of required 14 feet each, to leave shed having second front yard of 3.91 feet instead of required 20 feet, Res. B District, southwest corner of Coates Avenue (#882) and Nina Street, Holbrook, NY (0500-175.00-01.00-003.001)

6:00 P.M. (854-19) CESAR A. ALVARADO - permission to leave above ground pool having side yard of 3.9 feet and rear yard of 8.8 feet instead of required 10 feet each, to leave pool deck (3' high) having rear yard of 1 foot and on side property line not having required setback of 10 feet each, to leave driveway having side yard of 2.5 feet and walkway on side property line not having required setback of 4 feet each and to leave dog house having side yard of 0.8 feet instead of required 14 feet, Res. B District, west side of Hudson Avenue (#86), 85 feet north of Stuyvesant Street, Brentwood, NY (0500-051.00-02.00-008.000)

- 6:30 P.M. (855-19)** **ROBERT CARPENTER** - permission to erect one story addition leaving side yard of 12.3 feet instead of required 14 feet and to leave driveway having side yard of 0.1 feet instead of required 4 feet, Res. B District, south side of E. Adams Street (#82), 2011.23 feet east of Carleton Avenue, East Islip, NY (0500-322.00-02.00-039.000)
- 6:30 P.M. (856-19)** **DAVID DISHY and STEFANIE ROTH** - permission to erect one story addition (9.7' x 10.4' Irrg.) leaving front yard of 22 feet instead of required 25 feet, to erect shed leaving front yard of 30 feet instead of required 60 feet and side yard of 7 feet instead of required 10 feet and to install A/C platform leaving front yard of 26 feet instead of required 60 feet and side yard of 7 feet instead of required 10 feet, Res. BAA District, northwest corner of Bay Walk (#199) and Gull Walk, Dunewood, NY (0500-494.00-01.00-066.000)
- 6:30 P.M. (857-19)** **RICHARD J. TONYES, JR.** - permission to leave inground pool having rear yard of 13.6 feet instead of required 18 feet, to leave pool patio having side yard of 3 feet and on rear property line not having required setback of 6 feet each, to leave gazebo having side yard of 3 feet instead of required 4 feet, to leave pool equipment on side property line not having required setback of 2 feet, all having rear yard occupancy of 35.3% instead of permitted 30%, Res. AA (278) District, south side of Widgeon Court (#130), 319.36 feet east of Woodhollow Road, Great River, NY (0500-427.00-04.00-002.015)
- 6:30 P.M. (858-19)** **KELLY A. KOWALEK** - permission to install Inground pool leaving rear yard of 10 feet instead of required 14 feet and pool patio leaving rear yard of 4 feet instead of required 6 feet, Res. A District, west side of Renee Drive (#426), 350.49 feet north of Tucker Drive, Bayport, NY (0500-309.00-02.00-025.000)
- 6:30 P.M. (859-19)** **CORRINE HEEGER** - permission to leave hot tub having rear yard of 6 feet and side yard of 8.5 feet instead of required 10 feet each, to leave pool patio having rear yard of 4 feet and side yard of 5.5 feet instead of required 6 feet each, all having rear yard occupancy of 56.1% instead of permitted 30%, Res. B District, south side of 3rd Street (#54), 130 feet east of Division Avenue, West Sayville, NY (0500-355.00-05.00-034.000)
- 6:30 P.M. (860-19)** **KYLIE HIGGINS-BAIERLEIN** - permission to leave stairs and second story entrance platform (4.7' x 9') on side property line not having required setback of 14 feet, Res. A District, southwest corner of Center Bay Drive (#300) and Bay 3rd Street, West Islip, NY (0500-478.00-01.00-031.000)

7:00 P.M. (861-19) WEST ISLIP FIRE DISTRICT - permission to erect accessory building (90' x 150' Irrg.) leaving side yard of 5 feet instead of required 10 feet, front yards (through lot) of 20 feet and 15 feet instead of required 50 feet each, height of 28 feet instead of permitted 18 feet and floor area ratio of 48.16% instead of permitted 35%, Ind 1 District, north side of Union Boulevard (#309), 135 feet west of Chestnut Street (through lot to Prospect Avenue), West Islip, NY (0500-455.00-01.00-057.001)

7:00 P.M. (862-19) PALAK and JALPA PATEL - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, and to leave driveway having side yard of 0.1 feet instead of required 4 feet, Res. A District, south side of Express Drive South (#4512), 87.07 feet east of Palmico Avenue, Ronkonkoma, NY (0500-047.00-03.00-002.000)

Adjourned from October 22, 2019

7:00 P.M. (769-19) JUAN O. GUZMAN - permission to establish accessory apartment pursuant of Islip Town Code Section 68-602, with driveway having width of 10 feet and not accommodating 4 cars, to leave patio having side and rear yards of 2 feet instead of required 4 feet each, to leave front deck having front yard of 8 feet instead of permitted encroachment setback of 20 feet and to leave roof-over having front yard of 24 feet instead of required 25 feet, Res. B District, north side of Smith Street (#225), 220 feet east of Cordello Avenue, Central Islip, NY (0500-141.00-04.00-116.000)

Adjourned from October 8, 2019

7:00 P.M. (740-19) FRANK and MARY ANN SURIANO - permission to leave one story addition (9.5' x 18' Irrg.) to detached garage leaving side yard of 0.4 feet instead of required 10 feet, to leave second story addition to detached garage having height of 19.94 feet instead of permitted 14 feet, to leave second story deck (5.5' x 16.6') on detached garage having side yard of 10.5 feet instead of required 14 feet, to leave shed having front yard of 48 feet instead of required 59.9 feet, to leave carport having side yard of 4.6 feet instead of required 10 feet, all having floor area ratio of 27.63% instead of permitted 25%, and to use dwelling for two-family, family use only pursuant to Islip Town Code Section 68-419.1, Res. A District, east side of North Thompson Drive (#1569), 6,822.7 feet south of Pine Aire Drive, Bay Shore, NY (0500-243.00-01.00-095.000)

7:00 P.M. (863-19) MOHAMMAD A. ZINNAH and ROUSHONARA AKTER - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. B District, north side of Deer Road (#369), 360 feet east of Belle Avenue, Ronkonkoma, NY (0500-032.00-03.00-051.000)

7:00 P.M. (864-19) BAYBERRY CAPITAL FUND I, LLC - permission to erect two story dwelling leaving floor area ratio of 33.3% instead of permitted 25%, Res. B District, north side of West 2nd Street (#0), 239.88 feet east of Udall Road, West Islip, NY (0500-388.00-02.00-055.000)

7:30 P.M. (865-19) JOSE C. RUBIO - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, and to erect second story addition resulting in floor area ratio of 28.6% instead of permitted 25%, Res. B District, south side of Voorhis Drive (#88), 365 feet east of Mur Place, Brentwood, NY (0500-093.00-03.00-094.000)

7:30 P.M. (866-19) NORMA N. GARCIA - permission to use dwelling for two-family, family use only as per Islip Town Code Section 68-419.1, Res. B District, east side of Manatuck Boulevard (#1707), 255 feet south of Benton Place, Bay Shore, NY (0500-181.00-01.00-032.000)

7:30 P.M. (867-19) FATIMA A. CANALES - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, with driveway having width resulting in 25.5% of width of the lot instead of permitted 24%, Res. AA District, north side of Calebs Path (#146), 101.49 feet south of Gates Avenue, Brentwood, NY (0500-076.00-03.00-042.000)

Adjourned from October 22, 2019

7:30 P.M. (777-19) DEVIN THOMAS and ROSE ALEXIS - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, to leave driveway having width of 26 feet instead of required 18 feet and having side yard of 2.3 feet instead of required 4 feet and to leave 6 foot fence on property line not having required setback of 10 feet, Res. A District, southwest corner of Penataquit Avenue (#1425) and Louisiana Avenue, Bay Shore, NY (0500-26800-0200-021000)

8:00 P.M. (868-19) LISETH VELASQUEZ - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. A District, north side of Patton Street (#39), 375 feet east of Marshall Avenue, Brentwood, NY (0500-135.00-03.00-009.000)

8:00 P.M. (869-19) GORDON A. and PATRICIA A. MILLARD - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. AA District, northwest corner of Babylon Street (#351) and Montauk Avenue, Islip Terrace, NY (0500-189.00-01.00-058.000)

8:00 P.M. (870-19) BOSCO CHICA - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. B District, northwest corner of Wilson Blvd. (#980) and Sassafras Street, Central Islip, NY (0500-140.00-04.00-067.000)

8:00 P.M. (871-19) SILVERIO MEDINA - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. B District, northwest corner of Winfield Avenue (#8) and Eldridge Street, Brentwood, NY (0500-051.00-05.00-048.000)

8:00 P.M. (872-19) SUSAN and KEVIN HAHN - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. A District, west side of Howells Road (#1073), 308.09 feet north of East Belmont Street, Bay Shore, NY (0500-264.00-02.00-094.000)