

Public Notice

NOTICE IS HEREBY GIVEN that the Town of Islip Planning Board will hold a public hearing on **Wednesday, Nov 09 2022** at 6:00 p.m. at the Islip Town Hall West, 401 W Main Street, Islip, New York to consider the merits and to clarify the issues of the following land use applications and to review the associated environmental impacts.

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.

Anyone desiring any information pertaining to these applications may write or appear in person at that time. Any proposed zoning changes listed herein require additional Town Board approval.

This agenda is subject to change without notice. Please contact the Department of Planning on the day of the hearing to confirm application scheduling.

Any disabled person who needs a sign language interpreter, auxiliary aids or special accommodations to attend this meeting, please call - CONSTITUENT SERVICES - (631) 224-5380.

PLANNING BOARD, TOWN OF ISLIP
EDWARD FRIEDLAND, CHAIRMAN
ELA DOKONAL, AICP CUD, CC-P, LEED-AP, COMMISSIONER

ISLIP, NEW YORK
October 24, 2022

Site Plan Modification - Public Hearing

1. **Sayville Plaza Development LLC - SP2022-066 (0500-235.00-02.00-029.009)**

Northwest corner of Sunrise Hwy (S.R. 27) and Johnson Avenue (C.R.112), Bohemia (5181 Sunrise Hwy).. Applicant requests a parking relaxation, buffer relaxation and permission to locate a loading dock and overhead door facing a Right of Way/Residential Zone, in connection with a change of tenant for a hard-ware store in a multi-tenant shopping center.

Town Board Application - Public Hearing

2. **New Home holdings Corp - CZ2022-026 (0500-344.00-02.00-025.001 & 025.002)**

North side of Union Boulevard, (C.R. 50) approximately 308.84 feet west of Grant Avenue, Islip (2565 & 2569 Union Boulevard). Applicant requests a change of zone from Residence B district and Industrial 1 district to all Residence CA district in order to construct 16 townhouses. A landscaping relaxation may be required as part of this application.

Town Board Application - Public Hearing

3. **Veolia ES Technical Solutions, LLC - CZ2022-027 (0500-201.00-01.00-022.001)**

South side of Spence Street, approximately 521 feet west of 5th Avenue, (C.R. 13), Bay shore (22 Spence Street). Applicant requests a change of zone from Industrial 1 to Industrial Transition District and a Planning Board special permit for a vehicle fleet storage yard pursuant to 68-700 F in order to operate a carting company. Site plan modifications are required as part of this application.

Town Board Application - Public Hearing

4. **BDG SUN-VET LLC - CZ2022-028 (0500-238.00-01.00-007.000)**

Northeast corner of Sunrise Highway Service Road, (S.R. 27) and Broadway Avenue, Holbrook (5801 Sunrise Highway). Applicant requests a change of zone from Industrial Corridor District to Business 3 and a modification of covenants associated with TC2194 in order to reconstruct an existing mall with 6 pad sites. Applicant further requests two Town Board special permits for two fast-food restaurants, a Planning Board special permit for a restaurant and three Planning Board special permits for a drive-through window for a bank pursuant to 68-302 G, 68-302.1 H, and 68-302.1 M respectively. A landscaping relaxation may be required as part of this application.