

Public Notice

NOTICE IS HEREBY GIVEN that the Town of Islip Planning Board will hold a public hearing on **Thursday, Oct 04 2018** at 6:30 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.

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. Public comments will not be solicited for those items listed as a Decision Item or a Recommendation Item.

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
RON MEYER, COMMISSIONER

Islip, New York
October 4, 2018

Planning Board-Public Hearing ADJOURNED

1. **J. Nazzaro Partnership L.P. - PB2018-017 (0500-394.00-01.00-070.000)**

Southeast corner of East Main Street and Mowbray Avenue, Bay Shore. (252 E. Main Street). Applicant requests two Planning Board special permits for a restaurant with outside seating in a Business 1 District, pursuant to Section 68-272.1 G. and C. Site plan modifications will be required as a part of this application.

Town Board Application - Public Hearing

2. **LJLA Inc. - CZ2018-015 (0500-472.00-02.00-001.000 & 101.000)**

Southerly side of Montauk Highway (S.R. 27A) with the westerly side of West Islip Road, West Islip (10 W. Islip Road). Applicant requests a modification of covenants and restrictions associated with TC 3938 to increase the gross floor area of the existing medical office building. Site plan modifications may be required as part of this application.

Town Board Application - Public Hearing

3. **King Associates Holding, LLC - CZ2018-022 (0500-357.00-01.00-035.001)**

North side of Montauk Highway (C.R. 85), approximately 251 feet east of Macon Avenue, Sayville (289 N. Main Street). Applicant requests a change of zone from Residence C to General Service T district along with a modification of TC 5062 in order to construct an office building.

Major Subdivision - BOND Extension

4. **Grace Estates, East Islip - MS2002-061 (424.00-01.00-021.000,050.000)**

South side of Hunting Lane, east side of Blackmore Lane, East Islip. Applicant requests the acceptance of a new performance bond and an extension of time to complete the subdivision.

Major Subdivision - Bond Release

5. **Honey Estates Holbrook - MS2015-002 (0500-190.00-03.00-022.003)**

West side of Walnut Avenue (# 1260) approximately 930 feet south of Union Street, Bohemia. Applicant requests a full bond release for a four lot major subdivision.

Planning Board-Decision

6. **Richard D'Andrea - PB2018-015 (0500-372.00-01.00-041.000)**

Northwest corner of Montauk Highway S.R. (27A) & Third Avenue, East Islip, (87 West Main Street). Applicant requests a Planning Board special permit for a mixed use building in a Business District, pursuant to 68-257.1 G. Site plan modifications are also required as a part of this application.

Town Board Application - Recommendation Item

7. **Nassau Suffolk Realty Associates, LLC - CZ2018-017 (0500-473.00-04.00-004.000)**

South side of Montauk Highway (S.R. 27A), (approximately 200 west of Secatogue Road, West Islip (722 Montauk Highway). Applicant requests a change of zone from Residence AA to General Service T to construct a medical office. Applicant also requests a modification of deed covenants and restrictions associated with TC 2753. Site plan modifications may be required as part of this application.