

Public Notice

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Town of Islip will hold a public hearing on **Tuesday, April 12, 2022** 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: 04/01/2022
Islip, New York

John M. Lorenzo, Chairman
Zoning Board of Appeals

- 6:00 P.M. (234-22) BRIAN AND SUSAN KEARNS** - to renew permit for two-family, family use only, Res. A District, west side of Greenwood Avenue (#20A), approximately 800 feet south of Union Boulevard, East Islip, NY (0500-347.00-01.00-045.001)
- 6:00 P.M. (235-22) MOHAMMAD B. HOSSAIN** - to renew permit for two-family, family use only, Res. B District, north side of Dakota Avenue (#211), 42.5 feet east of Brentwood Road, Bay Shore, NY (0500-292.00-01.00-086.002)
- 6:00 P.M. (146-22) OLGA V. TORRES** - to renew permit for two-family, family use only, Res. B District, east side of First Street (#11), 180.72 feet north of Candlewood Road, Brentwood, NY (0500-202.00-01.00-023.002)
- 6:00 P.M. (236-22) STEPHANIE A. ALLEN** - permission to leave pool patio having side yard of 3 feet instead of required 6 feet, Res. A District, east side of Carley Road (#123), 114 feet south of Weaver Road, West Sayville, NY (0500-355.00-03.00-010.000)
- 6:00 P.M. (237-22) MANUEL C. BARBECHO** - permission to leave roofed-over patio (16' x 18') to detached garage having side yard of 5.3 feet instead of required 10 feet and floor area ratio of 28.3% instead of permitted 25% and to leave 4-foot fence in driveway sight triangle where maximum of 3-foot is permitted, Res. AA District, west side of Calebs Path (#192), 101.49 feet north of Columbus Avenue, Brentwood, NY (0500-076.00-01.00-025.000)
- 6:00 P.M. (238-22) JHONY D. DELGADO AGUILAR** - permission to leave cellar entrance having side yard of 7 feet instead of permitted encroachment setback of 8 feet and driveway on side property line not having required setback of 4 feet, Res. B District, south side of Orange Street (#28), 541 feet west of Boulevard Avenue, Central Islip, NY (0500-188.00-01.00-057.000)
- 6:00 P.M. (239-22) ARACELY SALGADO** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602 with apartment having gross floor area of 242 sq. feet instead of required 300 sq. feet, Res. A District, west side of Whitetail Lane (#234), 91.6 feet south of Half Mile Road, Central Islip, NY (0500-057.00-03.00-049.000)

- 6:00 P.M. (240-22) KATHERINE and DANIEL R. O'BRIEN JR.** - permission to leave inground pool having side yard of 13 feet instead of required 14 feet, Res. A District, west side of Feuereisen Avenue (#2212), 300 feet north of Second Street, Ronkonkoma, NY (0500-085.00-03.00-031.000)
- 6:00 P.M. (241-22) BRUCE and BARBARA BROWNYARD and TAYLOR GUERCIO BROWYARD** - permission to erect one story addition (10.5' x 15.3') leaving side yard of 9.8 feet instead of required 14 feet and total side yards of 20.2 feet instead of required 28 feet and to erect one story addition all having floor area ratio of 26.08% instead of permitted 25% and to establish two family-family use only pursuant to Islip Town Code Section 68-419.1, Res. B District, west side of Seafield Lane (#26), 560 feet south of Copper Lane, Bay Shore, NY (0500-418.00-01.00-071.000)
- 6:00 P.M. (242-22) THOMAS W. and LORI E. SPENCER** - permission to erect garage (24' x 30') attached by breezeway leaving front yard of 55 feet instead of required 60 feet and total side yards of 29.6 feet instead of required 36 feet, Res. AA District, east side of Sylvan Avenue (#645), 259.14 feet south of Purick Street, Bayport, NY (0500-310.00-01.00-003.000)
- 6:00 P.M. (243-22) MARCOS E. DIAZ and NYDIA R. TORRES** - permission to erect second story addition (26.4' x 30.5') leaving side yard of 9 feet instead of required 14 feet and floor area ratio of 25.6% instead of permitted 25%, Res. B District, south side of Storey Avenue (#57), 240 feet east of Pineville Road, Central Islip, NY (0500-079.00-01.00-069.000)
- 6:00 P.M. (244-22) CHRISTOPHER P. and LISA A. MORAN** - permission to erect second story addition leaving side yard of 7.7 feet instead of required 14 feet, total side yards of 18.3 feet instead of required 28 feet, one story addition (1.9' x 21.2') and porch (8' x 31.4') leaving side yards of 8.1 feet and 10.6 feet instead of required 14 feet, total side yards of 18.7 feet instead of required 28 feet, having floor area ratio of 30% instead of permitted 25%, to leave roofed-over patio having side yard of 7.7 feet instead of required 14 feet and driveway on side property line instead of required 4 feet, Res. B District, east side of North Ocean Avenue (#35), 275.77 feet south of Dwight Court, Islip, NY (0500-370.00-01.00-031.000)

Adjourned from March 29, 2022

- 6:00 P.M. (202-22) MORGAN A. BRUNBAUER and MAGGIE M. CAMILLERI** - permission to erect one story addition leaving side yard of 7 feet and two story addition leaving side yard of 9.7 feet instead of required 14 feet each and total side yards of 16.7 feet instead of required 28 feet, Res. B District, west side of Rollstone Avenue (#92), 514.92 feet south of Brook Street, Sayville, NY (0500-381.00-04.00-034.000)

- 6:00 P.M. (245-22)** **ROSE L. GALIOTO, TRUSTEE, ROSE L. GALIOTO LIVING TRUST** - permission to subdivide lot into two parcels; Lot 1 - to leave two story dwelling on lot having area of 17,724 sq. feet instead of required 20,000 sq. feet and Lot 2 - to erect two story dwelling on conforming parcel, Res. AA District, southeast corner of Joshua's Path (#1923) and Ralph Avenue, Central Islip, NY (0500-097.00-01.00-033.001, 033.002)
- 6:00 P.M. (246-22)** **SILVIA C. KAUNAS and ANDREA . C. BANKER and ANA JAUREGUIZAR** - permission to leave shed (12.1' x 12.2') having second front yard of 8.7 feet instead of required 27 feet and not having 20 feet behind front line of dwelling, Res. A District, northwest corner of Weldon Street (#1) and Commack Road, Islip, NY (0500-270.00-02.00-011.000)
- 6:30 P.M. (247-22)** **MICHAEL and SUSAN AMANDOLA** - permission to reconstruct dwelling and erect two story and second story additions leaving front yard of 32.33 feet instead of required 40 feet and side yard of 13.5 feet instead of required 14 feet, Res. A District, south side of Squaw Lane (#23), 169.22 feet west of Indian Head Drive, Sayville, NY (0500-283.00-02.00-011.000)
- 6:30 P.M. (248-22)** **KATIE HAMEL** - permission to leave pool house with portico having side yard of 8.6 feet instead of required 10 feet and to leave shed having side yard of 0.5 feet instead of required 4 feet, Res. AA District, east side of Walnut Avenue (#741), 312.75 feet south of Benedict Street, Bohemia, NY (0500-256.00-01.00-053.000)
- 6:30 P.M. (249-22)** **JAMES V. and NICOLE A. BILLELO** - permission to leave one story addition (12.2' x 14') leaving floor area ratio of 26.9% instead of permitted 25%, driveway on side property line and concrete walk on side and rear property lines not having required setback of 4 feet each, Res. B District, southeast corner of First Street (#11) and Oak Neck Road, West Islip, NY (0500-469.00-04.00-020.000)
- 6:30 P.M. (250-22)** **FERNANDO RIVAS** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. A District, north side of Tabor Street (#91), 425 feet west of Broadway, Brentwood, NY (0500-227.00-01.00-066.000)
- 6:30 P.M. (251-22)** **KRISTEN and MATTHEW BELEVICH** - permission to erect second story addition leaving side yard of 11.4 feet instead of required 14 feet, to erect second story roof over garage having side yard of 13.2 feet instead of required 14 feet and second story addition, all having total side yards of 24.6 feet instead of required 28 feet and floor area ratio of 28.7% instead of permitted 25%, Res. B District, east side of Alwick Avenue (#621), 112.05 feet south of Burling Lane, West Islip, 11795 (0500-456.00-01.00-099.000)
- 6:30 P.M. (252-22)** **WESLEY LATORRE and AILEEN BORNASAL** - permission to install inground pool leaving rear yard of 8 feet instead of required 14 feet and pool patio leaving rear yard of 4 feet instead of required 6 feet, Res. A District, northwest corner of Jeffrey Road (#1) and Bonnie Road, Oakdale, NY (0500-380.00-02.00-017.000)

Adjourned from March 15, 2022

- 6:30 P.M. (159-22) ROGER A. KALINOWSKI and LAUREN A. FUNARO** - permission to install inground pool with water feature leaving rear yard of 6 feet instead of required 14 feet and to install pool patio leaving rear yard landscaping of 28.7% instead of required 40%, Res. A District, northwest corner of Rockaway Street (#545) and Ocean Avenue, West Islip, NY (0500-337.00-02.00-062.000)
- 6:30 P.M. (253-22) GEORGE E. ILARIO** - permission to leave shed (10' x 24.1') having side yard of 0.6 feet instead of required 4 feet and not having 20 feet behind front line of dwelling and to leave patio having side yard of 0.6 feet instead of required 4 feet, Res. A District, east side of Gladstone Avenue (#105), 155 feet south of Sixth Street, West Islip, NY (0500-456.00-04.00-053.000)
- 6:30 P.M. (254-22) CHARLES SACCO** - permission to leave to leave accessory structure (8.5' x 19') having side yard of 0.9 feet instead of required 4 feet, pool having side yard of 10 feet and hot tub having side yard of 4 feet instead of required 14 feet each, pool deck having side yard of 4 feet instead of required 10 feet and driveway on side property lines not having required setback of 4 feet each and front yard occupancy of 82% instead of permitted 35%, Res. A District, north side of Bay Shore Road (#17), 174.49 feet west of Sullivan Street, Bay Shore, NY (0500-286.00-03.00-062.000)
- 7:00 P.M. (255-22) VENTURE ONE ACQUISITIONS, LLC** - permission to erect warehouse (210' x 365' Irrg.) leaving front yard of 59.1 feet instead of required 100 feet and to maintain less than minimum required front yard landscaping of 40 feet, ICD District, north side of Veterans Memorial Highway, 927.44 feet east of Fifth Avenue, Ronkonkoma, NY (0500-126.00-01.00-002.001 & 147.00-01.00-030, 097)
- 7:00 P.M. (256-22) VK 21 CROSSWAYS, LLC and SCL HUNTLEY, LLC, HUNTLEY MGRT LLC, HUNTLEY NORTH SHERIDAN, LLC, HUNTLEY NORTH MBG, LLC, HUNTLEY NORTH KDG, LLC** - permission to subdivide parcels (reconfigure lot lines) leaving building having rear yard of 13.9 feet instead of required 25 feet and exterior lighting exceeding permitted illumination levels, ICD District, southeast corner of Veterans Memorial Highway (#2950) and Crossway East (#21), Bohemia, NY (0500-146.00-01.00-001.000 & 049.000)