

Public Notice

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Town of Islip will hold a public hearing on **Tuesday, June 06, 2023** at Town Hall West, 401 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: 05/26/2023
Islip, New York

Donald A. Rettaliata, Jr. Chairman
Zoning Board of Appeals

- 6:00 P.M. (385-23)** **STEPHANIE and NEIL A. SCALESSE** - permission to erect one-story addition (11.9' x 18.3') leaving floor area ratio of 26.7% instead of permitted 25%, Res. B District, east side of First Avenue (#429), 1,252.15 feet north of 1st Street, Bayport, NY (0500-333.00-03.00-032.000)
- 6:00 P.M. (386-23)** **CHRISTOPHER AGOGLIA, TRUSTEE, VINCENT AGOGLIA IRREVOC TRUST and ROSE AGOGLIA IRREVOC TRUST** - permission to establish two-family, family use only pursuant to Islip Town Code Section 68-419.1, Res. AAA District, northeast corner of North Equestrian Court (#1) and Liberty Street (through lot to Bedford Avenue), Hauppauge, NY (0500-018.00-01.00-005.003)
- 6:00 P.M. (387-23)** **GLENN and MELANIE MASTROBERTI** - permission to leave pool patio having side yard of 2 feet and rear yard of 4 feet instead of required 6 feet each, shed having side yard of 1 foot instead of required 2 feet and shed having side yard of 1 foot instead of required 4 feet, Res. B District, east side of South Chicot Avenue (#529), 221.03 north of Merritt Street, West Islip, NY (0500-467.00-05.00-049.000)
- 6:00 P.M. (388-23)** **JOHN M. KERRIGAN** - permission to leave shed having 13 feet behind front line of dwelling instead of required 20 feet, Res. AA District, west side of Hampshire Road (#972), 90 feet north of Seventh Street, Bay Shore, NY (0500-438.00-02.00-044.000)
- 6:00 P.M. (389-23)** **THOMAS F. and KIMBERLY D. O'MALLEY** - permission to maintain corral in front yard when permitted only behind the rear line of dwelling, pursuant to Town Code Section 12-27(A)(4) and 12-28, Res. AA District, south side of Allwood Avenue (#215), 136.57 feet east of Deer Path Road, Central Islip, NY (0500-123.00-03.00-019.002)

6:00 P.M. (390-23) BENJAMIN R. and SHARON SABERIN - permission to to establish two-family, family use only pursuant to Islip Town Code Section 68-419.1, to leave shed on side property line not having required setback of 2 feet and driveway having front yard occupancy of 51% instead of permitted 40%, Res. AAA District, north side of Montauk Highway (#701), 280.5 feet west of Manor Lane, Bay Shore, NY (0500-469.00-03.00-029.000)

6:00 P.M. (391-23) SALVATORE and MARILYN PENNETTI - permission to use dwelling for two-family, family use only pursuant to Islip Town Code Section 68-419.1, Res. A District, southwest corner of Goodwill Lane (#36) and Grundy Avenue, Holbrook, NY (0500-108.00-01.00-112.000)

6:00 P.M. (392-23) JAMES M. WALSH - permission to erect one-story erect addition (16' x 39.8 Irrg.) leaving side yard of 12.2 feet instead of required 14 feet, Res. B District (278), southeast corner of Greenbelt Parkway West (#630) and Glensummer Road, Holbrook, NY (0500-196.00-07.00-008.000)

6:00 P.M. (393-23) STEVEN and TARA DECLUE - permission to leave roofed-over entrance platform (7' x 12') having rear yard of 15 feet instead of required 25 feet and rear yard landscaping of 15.8% instead of permitted 40%, Res. A District, south side of Cedar Point Drive (#6), 2,571.44 feet east of Gate Lane, West Islip, NY (0500-483.00-02.00-016.000)

Adjourned from April 11, 2023

6:00 P.M. (266-23) EATON SIMPSON and MENDEL RAPHAEL - permission to leave semi-inground pool having side yard of 8.7 feet instead of required 14 feet, pool equipment having side yard of 2.5 feet instead of required 6 feet, patio having side yards of 0.7 feet and 1 foot instead of required 4 feet each, driveway having side yards of 0.5 feet and 2.9 feet instead of required 4 feet each and front yard occupancy of 42% instead of permitted 40%, Res. A District, north side of West Lakeland Street (#27), 150 feet west of Duke Street, Bay Shore, NY (0500-263.00-02.00-013.000)

6:00 P.M. (394-23) KENNETH H. CONNOLLY - permission to establish two-family, family use only pursuant to Islip Town Code Section 68-419.1, Res. B District, north side of Missouri Avenue (#155), 225 feet east of Brentwood Road, Bay Shore, NY (0500-269.00-01.00-076.000)

Adjourned from September 6, 2022

6:00 P.M. (646-22) DIANE GARNETT - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602 and to leave driveways having side yards of 0.3 feet and 0.8 feet instead of required 4 feet each, Res. A District, east side of Wilson Boulevard (#729), 3,642.48 feet south of Kelley Avenue, Central Islip, NY (0500-187.00-01.00-035.000)

6:30 P.M. (395-23) GREENVIEW COMMONS WEST, LLC - permission to erect utility building leaving front yard of 51.7 feet and generator leaving front yard of 46 feet instead of required 75 feet each, Res. C District, south side of Sunrise Highway (#4180), 873.72 feet east of Pond Road (through lot to Bayview Road), Oakdale, NY (0500-302.00-02.00-003.001)

- 6:30 P.M. (396-23) JEROME BROOKS II** - permission to leave roofed-over entrance platform (6' x 10') having front yard of 29 feet instead of permitted 40 feet and second front yard of 9 feet instead of required 15 feet,, Res. B District, southwest corner of Islip Avenue (#1520) and Gray Street, Brentwood, NY (0500-163.00-01.00-045.000)
- 6:30 P.M. (397-23) ISIDRO CORDERO** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. B District, east side of Madison Avenue (#5), 108 feet south of Spruce Street, Brentwood, NY (0500-137.00-01.00-043.000)
- 6:30 P.M. (398-23) PETER E. and CAROL E. SCHWASNICK** - permission to establish legal nonconforming use of driveway on side property line and occupying 53.6% of front yard, Res. AAA District, south side of South Country Road (#968), 79.5 feet east of East Shore Road, Oakdale, NY (0500-353.00-01.00-038.000)
- 6:30 P.M. (399-23) K & C BUILDERS INC.** - permission to erect two-story dwelling leaving floor area ratio of 30% instead of permitted 25%, Res. B District, southeast corner of Cherry Avenue (#33) and Olive Street, West Sayville, NY (0500-407.00-04.00-003.000)
- 6:30 P.M. (400-23) BRIAN D. HOGAN and HILLARY C. LESSING** - permission to erect one story addition (26' x 26') and second story addition (29.8' x 55.2') leaving height of 30 feet instead of permitted 28 feet and floor area ratio of 33.2% instead of permitted 25%, Res. B District, northwest corner of Lawrence Court (#3) and Girard Avenue, Bay Shore, NY (0500-459.00-01.00-026.000)
- 6:30 P.M. (401-23) MATTHEW and NICOLE INNACE** - permission to erect one story addition (6' x 23.9') leaving side yard of 10.4 feet instead of required 18 feet and total side yards of 26.3 feet instead of required 36 feet, Res. AA (278) District, south side of Norman Drive (#98), 581 feet west of Elf Court, Bohemia, NY (0500-169.00-02.00-064.000)
- 6:30 P.M. (402-23) LAWRENCE P. FINN** - permission to erect deck with outdoor shower leaving rear yard of 10 feet instead of required 15 feet and second story deck leaving side yard of 8 feet and rear yard of 9 feet instead of required 15 feet each, all having floor area ratio of 41% instead of permitted 30%, Res. BAA District, east side of Pine Walk (#53), 60 feet south of Cedar Court, Kismet, NY (0500-491.00-03.00-059.000)

7:00 P.M. (403-23) **SAYED HAIDER and NAVIDA S. ABBAS** - permission to erect one-story addition (18' x 26.6') leaving rear yard of 11 feet instead of required 25 feet and floor area ratio of 26.4% instead of permitted 25% and to renew permit for two-family, family use only, Res. A District, southeast corner of Express Drive South (#4508) and Pamlico Avenue, Ronkonkoma, NY (0500-047.00-03.00-001.000)

Adjourned from April 25, 2023

7:00 P.M. (300-23) **DOMINIC and KELLIE BERTUCCI** - permission to elevate dwelling leaving first floor elevation of 16 feet instead of permitted 15 feet, to erect decking with outdoor shower leaving front yard of 19.58 feet instead of required 25 feet, side yard of 10.3 feet instead of required 15 feet, to erect second floor decks leaving front yard of 19.58 feet instead of required 25 feet, side yard of 4.16 feet instead of required 15 feet, to modify roof deck leaving side yard of 10.16 feet instead of required 15 feet, to erect shed leaving front yard of 19.58 feet instead of required 60 feet, all having floor area ratio of 45.51% instead of permitted 30%, Res. BAA District, west side of East Lighthouse Walk (#18), 180 feet south of Cedar Court, Kismet, NY (0500-491.00-03.00-019.000)

7:00 P.M. (404-23) **ALEX J. PEREZ POLANCO, ANA L. PENA and GERMAN A. PEREZ-POLANCO** - permission to establish legal nonconforming use of attached garage conversion to livable space, RRD, north side of Irving Street (#65), 287.02 feet east of Peters Boulevard, Central Islip, NY (0500-141.00-02.00-092.018)

7:00 P.M. (332-23) **VICTOR HERCULES and YANIRA HERNANDEZ** - permission to leave one-story addition (10.3' x 11.1') having side yard of 10.9 feet and roofed-over cellar entrance having side yard of 5 feet instead of required 14 feet each, inground pool having rear yard of 9.2 feet instead of required 10 feet, pool patio having side yard of 4 feet and rear yard of 1 foot instead of required 6 feet each and shed having rear yard of 1 foot instead of required 2 feet, Res. B District, south side of Hancock Street (#212), 297.5 feet east of Knoll Place, Brentwood, NY (0500-093.00-03.00-044.000)

7:00 P.M. (914-22) **FRANK J. JOHNSTON** - permission to leave above ground pool on lot having area of 9,701 sq. feet instead of required 12,000 sq. feet, having front yard of 25.5 feet instead of required 60 feet and side yard of 19.7 feet instead of required 25 feet, Res. BAA District, northwest terminus of Clipper Roadway (#10), 555 feet north of Central Walk, Corneille Estates, NY (0500-496.00-02.00-009.000)