

Public Notice

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Town of Islip will hold a public hearing on **Tuesday, September 05, 2017** at the Town Hall, 655 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: 08/25/2017
Islip, New York

James H. Bowers, Chairman
Zoning Board of Appeals

Adjourned from August 15, 2017

- 6:30 P.M. (537-17) SEYMOUR EDWARDS** - to renew permit for two family, family use only, Res. B District, south side of East Maple Street (#16), 175 feet west of Prospect Avenue, Central Islip, NY (0500-121.00-03.00-068.000)
- 6:30 P.M. (587-17) ARMANDO and ANNEMARIE ERAZO** - permission to leave hot tub having rear yard of 17.4 feet instead of required 18 feet, Res. AA District (278), north side of Gibbons Court (#7), 499.32 feet east of Lakeland Avenue, Sayville, NY (0500-280.00-01.00-001.009)
- 6:30 P.M. (588-17) ROSEMARY GROSS, DAWN GROSS and JAMIE GROSS** - permission to use dwelling for two family, family use only pursuant to Islip Town Code Section 68-419.1, Res. A District, west side of Norma Avenue (#232), 325 feet north of Rockaway Street, West Islip, NY (0500-337.00-03.00-067.000)
- 6:30 P.M. (589-17) MICHAEL and NANCY RIPORELLA** - permission to erect second story addition leaving front yard of 35.1 feet instead of required 40 feet, Res. AA District, west side of Pinetree Lane (#8), 367.08 feet south of Woodhollow Road, Great River, NY (0500-375.00-02.00-031.000)
- 6:30 P.M. (590-17) CLOTILDE REYES, FLORIBET MONTES and JUAN MONTES** - permission to leave patio having side yard of 0.9 feet instead of required 4 feet, Res. B District, south side of Van Buren Street (#10), 225 feet west of Lincoln Avenue, Brentwood, NY (0500-035.00-02.00-086.000)
- 6:30 P.M. (591-17) ROBERT JR. and MELISSA HUBER** - permission to leave raised pool patio having rear yard of 5.2 feet instead of required 6 feet and to leave shed having side yard of 1.5 feet instead of required 2 feet, Res. B District, south side of Elliot Street (#16), 75 feet west of Rowan Street, Islip, NY (0500-319.00-01.00-003.002)
- 6:30 P.M. (592-17) ROBERT and JACQUELINE KELLY** - permission to leave shed (12' x 15') having side yard of 1 foot and rear yard of 2.4 feet instead of required 4 feet each, Res. AA District, east side of Northfield Road (#154), 2,497.55 feet south of Commack-Patchogue Road, Hauppauge, NY (0500-012.00-02.00-008.000)

- 6:30 P.M. (593-17) KRISTOFER and KELLY XIPPOLITOS** - permission to install inground pool leaving side and rear yards of 8 feet instead of required 10 feet each, to install pool patio leaving side and rear yards of 4 feet instead of required 6 feet each, Res. B District, east side of South Dyre Avenue (#521), 162.6 feet north of Merritt Street, West Islip, NY (0500-467.00-05.00-020.000)
- 6:30 P.M. (594-17) JOSEPH and JENNIFER ENEA** - permission to leave inground pool having side yard of 14.2 instead of required 18 feet, to leave pool patio having side yard of 4 feet instead of required 6 feet and to leave retaining wall (24" high) on side property line not having required setback of 4 feet, Res. AA District (278), southwest corner of Lindsey Place (#2) and Furrows Road, Holbrook, NY (0500-069.00-02.00-003.020)
- 6:30 P.M. (595-17) SUSAN LOMBARDI-PECORARO** - permission to leave roof over (10.3' x 14.1') having side yard of 1.5 feet instead of required 4 feet, Res. A District, east side of Chestnut Avenue (#2233), 300 feet north of Peconic Street, Ronkonkoma, NY (0500-086.00-01.00-017.000)
- 6:30 P.M. (596-17) DAVID INFANTOLINO** - permission to leave shed having second front yard of 3 feet instead of required 27 feet and leave pool patio having rear yard of 5 feet instead of required 6 feet, Res. A District, southwest corner of Joan Street (#348) and Thirteenth Avenue, Ronkonkoma, NY (0500-102.00-02.00-038.000)
- 7:00 P.M. (597-17) EDWARD MAJOR and PAUL MAJOR** - permission to erect two story dwelling on lot having area of 3,200 sq. feet instead of required 6,000 sq. feet, lot width of 40 feet instead of required 60 feet, front yard of 15 feet instead of required 25 feet, second front yard of 9 feet instead of required 15 feet, side yard of 6 feet instead of required 10 feet, rear yard of 15 feet instead of required 25 feet, having floor area ratio of 78.6% instead of permitted 30% and to erect deck leaving second front yard of 5 feet instead of required 15 feet, Res. BAA District, northeast corner of Pine Walk (#65) and Cedar Court, Kismet, NY (0500-491.00-02.00-081.000)
- 7:00 P.M. (598-17) GERARD JR. AND LISA LEE** - permission to leave inground pool having rear yard of 13 feet instead of required 14 feet and to leave pool patio on rear property line not having required setback of 6 feet, Res. A District, south side of Bishop Lane (#158), 3,845.26 feet east of Broadway Avenue, Holbrook, NY (0500-195.00-04.00-014.000)

- 7:00 P.M. (599-17)** **TINA and JOSEPH PASSANANTE** - permission to erect one story addition leaving front yard of 37.7 feet and erect second story addition leaving front yard of 38.7 feet instead of required 40 feet each, to erect roofed over porch leaving front yard of 33.7 feet instead of permitted encroachment setback of 34 feet and to leave shed having side yard of 1.4 feet instead of required 2 feet, Res. AA District, west side of Namdac Avenue (#1166), 450 feet south of Diamond Street, Bay Shore, NY (0500-364.00-01.00-027.000)
- 7:00 P.M. (600-17)** **BRIDGET GORMAN and KRISTOPHER POMILLA** - permission to erect roofed over porch leaving front yard of 32.4 feet instead of permitted encroachment setback of 34.1 feet, Res. AA District, north side of Cloverdale Drive (#5), 180.71 feet west of Ocean Avenue, Oakdale, NY (0500-303.00-02.00-063.000)
- 7:00 P.M. (601-17)** **MICHAEL and CYNTHIA MC GUINNESS** - permission to leave one story and second story decks with staircase having side yard of 14 feet instead of required 18 feet and total side yards of 33.2 feet instead of required 36 feet, Res. AA District, east side of Benson Avenue (#111), 311.44 feet south of Nancy Drive, Sayville, NY (0500-430.00-07.00-023.000)
- 7:30 P.M. (602-17)** **ORLANDO and FRANCIA MANCILLA** - permission to leave roofed deck and pergola having side yard of 9 feet instead of required 14 feet, leaving floor area ratio of 26.5% instead of permitted 25% and to leave patio having side yard of 0.9 feet instead of required 4 feet, Res. B District, south side of Dietz Street (#11), 377.58 feet west of Church Street, Central Islip, NY (0500-098.00-02.00-030.000)
- 7:30 P.M. (603-17)** **MFD PROPERTIES SOLUTIONS, INC.** - permission to leave dwelling having front yard of 38.9 feet instead of required 40 feet, Res. AA District, south side of Castle Lane (#22), 540 feet west of Aberdeen Road, Bay Shore, NY (0500-458.00-01.00-026.000)
- 7:30 P.M. (604-17)** **MILO SCHUMACHER, III** - permission to erect decks leaving floor area ratio of 33% instead of required 30%, Res. BAA District, southwest corner of East Lighthouse Walk (#68) and Maple Court, Kismet, NY (0500-491.00-02.00-019.000)
- 7:30 P.M. (605-17)** **WILBOURN CARR** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. B District, north side of East Maple Street (#37), 100 feet west of Boulevard Avenue, Central Islip, NY (0500-122.00-01.00-052.000)

- 7:30 P.M. (606-17)** **RICHARD J. and DONNA J. DRESSLER** - permission to erect one story addition (32' x 24') leaving front yard of 17.91 feet instead of required 30 feet, side yard of 12.41 feet instead of required 14 feet and rear yard of 22.85 feet instead of required 25 feet, Res. A District, northeast corner of Foster Avenue (#385) and Browns River Road, Sayville, NY (0500-431.00-05.00-019.000)
- 8:00 P.M. (607-17)** **FRANCISCO FUENTES-GUZMAN & JOSE GUZMAN-FUENTES** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. A District, west side of Pamela Road (#50), 828.42 feet north of Bruce Lane, Brentwood, NY (0500-202.00-03.00-042.000)
- 8:00 P.M. (608-17)** **ELIZABETH EILEN** - permission to leave roof over having side yard of 15 feet instead of required 18 feet and to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. AA District, north side of Michigan Avenue (#9), 500 feet west of Stein Drive, Bay Shore, NY (0500-201.00-02.00-021.000)
- 8:00 P.M. (609-17)** **FRANCESCO and GERALDINE CERAMI** - permission to leave addition to detached garage (24' x 25.3') having side yard of 4.02 feet and rear yard of 5.15 feet instead of required 10 feet each and leaving overall floor area ratio of 34.4% instead of permitted 25%, Res. B District, north side of Franklin Street (#41), 225 feet west of Jefferson Avenue, Brentwood, NY (0500-051.00-01.00-032.000)
- 8:00 P.M. (610-17)** **1862 5TH AVENUE LLC** - permission to establish legal nonconforming use of a convenience store as accessory to a gasoline service station, Bus 1 District, northwest corner of 5th Avenue (#1862) and Pine Aire Drive Brentwood, NY (0500-136.00-01.00-112.001)
- 8:30 P.M. (611-17)** **JUAN and NORMA ORELLANA** - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. B District, south side of Arthur Street (#52), 375 feet east of Jefferson Avenue, Brentwood, NY (0500-036.00-02.00-032.000)
- 8:30 P.M. (612-17)** **WILLIAM and AUDRONE KIESEL** - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. A District, east side of Sayville Boulevard (#167), 240 feet south of McNeill Street, Sayville, NY (0500-331.00-04.00-001.000)
- 8:30 P.M. (613-17)** **EUGENE and JOANN DARA** - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. A District, southeast corner of Audwin Drive (#197) and Roosevelt Street, Islip Terrace, NY (0500-295.00-02.00-018.000)