

Public Notice

NOTICE IS HEREBY GIVEN that the Zoning Board of Appeals of the Town of Islip will hold a public hearing on **Tuesday, October 01, 2019** 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: 09/20/2019
Islip, New York

John M. Lorenzo, Chairman
Zoning Board of Appeals

- 6:00 P.M. (697-19) ROSEMARIE TORRE, TRUSTEE, UNDER THE ROSEMARIE TORRE TRUST** - to renew permit for two family, family use only, Res. AA District, west side of Terry Road (#232), 305 feet north of Spruce Avenue, Sayville, NY (0500-279.00-03.00-028.000)
- 6:00 P.M. (698-19) MICHAEL and DIANE GOLDEN** - to renew permit for two family, family use only, Res. AA District, west side of Cirrus Road (#78), 265 feet south of Rime Lane, Holbrook, NY (0500-197.00-02.00-028.000)
- 6:00 P.M. (699-19) VINCENT and BONITA GISMONDI** - permission to use dwelling for two-family, family use only pursuant to Islip Town Code Section 68-419.1, Res. AA District, east side of Blue Point Road West (#183), 100.78 feet south of Spiral Road, Holtsville, NY (0500-131.00-02.00-032.000)
- 6:00 P.M. (700-19) NANCY and MAXII SANCHEZ and MADAY CHICAS** - permission to renew and transfer permit for accessory apartment to a subsequent property owner pursuant to Section 68-616 and 68-618, Res. A District, north side of Locust Street (#367), 107.38 feet west of Ferndale Boulevard, Central Islip, NY (0500-229.00-01.00-008.000)
- 6:00 P.M. (701-19) MICHAEL and JOAN MERCK** - permission to leave shed having side yard of 1.2 feet instead of required 2 feet, Res. A District, north side of Bucknell Road (#103), 95.59 feet west of Freemont Road, West Sayville, NY (0500-354.00-03.00-034.000)
- 6:00 P.M. (702-19) KENNETH and DOREEN TAYLOR** - permission to erect one story addition (9' x 13.6') and second story addition (19.8' x 20') leaving side yards of 20.5 feet and 21.5 feet instead of required 25 feet each, Res. AAA District, west side of West Lane (#38), 1,295.05 feet north of O-Co-Nee Walk, Bay Shore, NY (0500-441.00-01.00-001.000)
- 6:00 P.M. (703-19) JACK A. and PATRICIA A. ROVELLO** - permission to erect deck (6' x 15.4') leaving front yard of 8.7 feet instead of permitted encroachment setback of 24 feet, Res. A District, north side of Nassau Street (#43), 410 feet east of Park Place, Islip Terrace, NY (0500-296.00-03.00-060.000)

- 6:00 P.M. (704-19) MARCIO LOPES** - permission to erect second story addition (27.25' x 37.68') leaving side yard of 12.83 feet instead of required 14 feet and floor area ratio of 29.4% instead of permitted 25% resulting in addition exceeding 50% of existing dwelling, Res. B District, north side of Hale Street (#17) 250 feet west of Lincoln Avenue, Brentwood, NY (0500-073.00-02.00-049.000)
- 6:00 P.M. (705-19) WILLIAM and LORRAINE KOLAR** - permission to erect detached garage (20' x 22') leaving side yard 1.3 feet instead of required 4 feet, Res. A District, east side of Sandra Avenue (#631) 549.28 feet north of Orinoco Drive, West Islip, NY (0500-415.00-02.00-112.000)
- 6:00 P.M. (646-19) DIAMOND EXECUTIVE PROPERTIES LLC** - permission to leave one story addition (11.1' x 35.3') having front yard of 28.08 feet instead of required 30 feet and shed (8.6' x 8.6') having front yard of 36 feet instead of required 49.7 feet, Res. A District, south side of Oxford Street (#8), 305 feet west of Commack Road, Islip, NY (0500-270.00-02.00-007.000)
- 6:00 P.M. (706-19) JORGE REYES** - permission to leave second story addition (11.5' x 27.5') having rear yard of 22.4 feet instead of required 25 feet, Res. A District, southeast corner of Marsha Lane (#17) and Bruce Lane, Brentwood, NY (0500-202.00-04.00-008.000)
- 6:30 P.M. (707-19) ROMAZ PROPERTIES, LTD.** - permission to install ground sign having area of 39.66 sq. feet instead of permitted 24 sq. feet, Bus 1 District, northwest corner of Sunrise Highway (#4875) and Bohemia Parkway, Bohemia, NY (0500-234.00-03.00-038.003)
- 6:30 P.M. (708-19) CP REALTY DEVELOPMENT, LLC** - permission to erect two story dwelling on lot having width of 70.65 feet instead of required 75 feet and floor area ratio of 29% instead of permitted 25%, Res. B District, southeast corner of Madison Avenue (#67) and Jackson Avenue, Brentwood, NY (0500-116.00-01.00-025.000)
- 6:30 P.M. (709-19) ADAM and JOAN RIFKIN** - permission to leave retaining walls (21" high) having side yards of 1.3 feet and 0.8 feet instead of required 4 feet each and retaining wall (91" high) having side yard of 6.2 feet instead of required 7.5 feet, Res. B District, south side of Wildwood Road (#306), 100 feet east of Port Avenue, Ronkonkoma, NY (0500-031.00-04.00-128.000)

- 6:30 P.M. (710-19) MICHAEL F. and JULIA L. WESTBAY** - permission to erect second story addition (11.4' x 22.9') leaving front yard of 25.8 feet instead of required 40 feet and floor area ratio of 32.5% instead of permitted 25%, to leave pool deck having rear yard of 6.47 feet and side yard of 8.7 feet instead of required 10 feet each, to leave patio having side yard of 1 foot instead of required 4 feet and to leave 2 sheds: Shed #1- not having 20 feet behind front line of dwelling and Shed #2- having rear yard of 1.4 feet and side yard of 1.2 feet instead of required 2 feet each, Res. A District, north side of Manhattan Boulevard (#19A), 175 feet west of Lodi Street, Islip Terrace, NY (0500-251.00-02.00-089.000)
- 6:30 P.M. (711-19) DELIA GONZALEZ** - permission to leave second story deck having rear yard of 21 feet instead of required 25 feet, to leave two sheds having second front yards of 7 feet and 19 feet instead of required 20 feet each, to leave 6 foot high fence having second front yard of 0.8 feet instead of required 10 feet and to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. B District, northeast corner of Division Avenue (#92) and Washington Street, East Islip, NY (0500-321.00-04.00-056.000)
- 6:30 P.M. (712-19) JACLYN A. PASQUERELLA and ALICIA SMITH** - permission to leave detached garage (10' x 20') not having 20 feet behind front line of dwelling, Res. AA District, west side of Ocean Avenue (#1424), 513.46 feet south of Madison Street, Bohemia, NY (0500-171.00-01.00-080.000)
- 6:30 P.M. (713-19) ROSA OJEDA** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602 and to maintain two driveways where only one is permitted, with total width of 30 feet instead of permitted 18 feet, Res. B District, northeast corner of Jefferson Avenue (#19) and Campion Street, Brentwood, NY (0500-137.00-02.00-001.000)
- 7:00 P.M. (714-19) ROBERT F. and IRENE HILLMAN, TRUSTEES, HILLMAN LIVING TRUST** - permission to leave detached garage (32.3' x 43.2') having gross floor area larger than ground floor area of dwelling, Res. A District, southwest corner of Islip Avenue (#1299) and Banana Street, Central Islip, NY (0500-186.00-03.00-034.000)
- 7:00 P.M. (715-19) SANDRA A. PAZ and FILADELFO SANTOS** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, to leave pool deck having front yard of 19 feet instead of required 30 feet, to leave shed with attached overhang having rear yard of 1.3 feet instead of required 4 feet, to leave patio not having required side yard of 4 feet and to relocate 6 foot fence to property line not having required setback of 10 feet, Res. A District, southwest corner of Dolores Place (#13) and Forest Place, Central Islip, NY (0500-078.00-01.00-013.000)

Adjourned from September 3, 2019

7:00 P.M. (627-19) ROBERT GILMAN - permission to subdivide lot into two parcels; Lot 1 - to leave two story dwelling on lot having area of 7,358.14 sq. feet instead of required 7,500 sq. feet, lot width of 50 feet instead of required 75 feet, side yard of 11.84 feet instead of required 14 feet, floor area ratio of 36.5% instead of permitted 25%, to leave shed having 3.3 feet instead of required 4 feet and to leave wood deck having side yard of 1.8 feet instead of required 6 feet; Lot 2 - to erect two story dwelling on lot having lot width of 50 feet instead of required 75 feet, Res. B District, west side of Somerset Avenue (#6), 222.47 feet north of Montauk Highway, East Islip, NY (0500-372.00-01.00-018.000)

7:00 P.M. (716-19) E & J LAND DEVELOPMENT LLC - permission to erect two story addition (43' x 75' Irrg.) adding 8 residential units to existing mixed use building leaving second front yard of 5.5 feet instead of required 25 feet and floor area ratio of 36.4% instead of permitted 25%, GST District, northeast corner of Carleton Avenue (#155) and Washington Street, East Islip, NY (0500-346.00-02.00-001.000)

7:30 P.M. (717-19) JORGE and SONIA PAZMINO - permission to leave cellar entrance having side yard of 4.2 feet instead of permitted encroachment setback of 8 feet, , north side of Oak Street (#29) 500 feet west of Ferndale Boulevard, NY (0500-320.00-02.00-044.000)

Adjourned from September 10, 2019

7:30 P.M. (660-19) WILLIAM HASTINGS - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602 and to expand driveway leaving width of 24 feet instead of permitted 18 feet and side yard of 2 feet instead of required 4 feet, Res. A District, south side of Topy Lane (#10), 365.9 feet west of Udall Road, Bay Shore, NY (0500-242.00-01.00-016.000)

7:30 P.M. (718-19) JASON MCGOWAN - permission to leave hot tub having rear yard of 9.9 feet instead of required 10 feet and shed having side yard of 1.4 feet instead of required 2 feet, Res. B District, west side of Fairway East (#30), 334 feet south of Puritan Road, Sayville, NY (0500-430.00-04.00-012.000)

8:00 P.M. (719-19) ANTONIO and BERTA DE PORTILLO - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. AA District, west side of Peck Avenue (#1828), 256.84 feet north of Prospect Place, Bay Shore, NY (0500-181.00-02.00-023.000)

8:00 P.M. (720-19) JOHN G. RUGGIERO - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. AA District, east side of MacArthur Boulevard (#273), 392.45 feet south of Veterans Memorial Highway, Hauppauge, NY (0500-026.00-02.00-003.000)

8:00 P.M. (721-19) JON T. ANDERSON and LISA M. VITALE - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. A District, west side of Cassel Avenue (#1016), 123 feet north of Orinoco Drive, Bay Shore, NY (0500-415.00-03.00-002.000)

8:00 P.M. (722-19) **MARGARITA, BRIAN and DANNY CAJIGAS** - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. B District, north side of Missouri Avenue (#159), 225 feet west of Ohio Avenue, Bay Shore, NY (0500-269.00-01.00-077.000)

8:00 P.M. (723-19) **JOANN M. and MICHAEL S. DAVI** - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. B District, east side of Taft Avenue (#15), 175 feet south of 1st Street, Islip, NY (0500-319.00-01.00-043.001)

8:00 P.M. (724-19) **MAJORIE and MARLON PUN** - to renew permit for accessory apartment pursuant to Islip Town Code Section 68-616, Res. A District, south side of Manhattan Boulevard (#252), 80 feet east of Argosy Street, Islip Terrace, NY (0500-252.00-03.00-042.000)