

Public Notice

NOTICE IS HEREBY GIVEN that due to the Novel Coronavirus (COVID-19) Pandemic and recent Executive Orders issued by the Governor, the Town of Islip Zoning Board of Appeals (the "Zoning Board") Hearing scheduled for **Tuesday, May 04, 2021** at 6:00 p.m., will be held electronically via Zoom Webinar instead of an in person public hearing and will be streamed live over the internet. Instructions on how to access the Zoom Webinar and/or livestream are available on the Town's website - www.islipny.gov.

Anyone interested in providing comments to the Zoning Board on an agenda item is encouraged to do so prior to the date of the meeting by calling (631) 224-5489.

This agenda is subject to change without notice. Please contact the Zoning Board prior to the day of the hearing to confirm application scheduling.

Any disabled person who needs a sign language interpreter, auxiliary aids, special accommodations to attend this meeting or has concerns regarding accessibility to the Zoning Board Hearing, please call - CONSTITUENT SERVICES - (631) 224-5380.

Dated: 04/23/2021
Islip, New York

John M. Lorenzo, Chairman
Zoning Board of Appeals

6:00 P.M. (258-21) **ALBA JORGE** - permission to leave roofed-over patio leaving floor area ratio of 25.4% instead of permitted 25%, Res. B District, southwest corner of Stein Drive (#1810) and Marvin Road, Bay Shore, NY (0500-159.00-02.00-044.000)

6:00 P.M. (259-21) **JUAN PONCE and NICHOLAS AMADOR** - permission to leave driveway on side property line not having required setback of 4 feet, Res. A District, west side of Wurz Street (#273), 615.79 feet south of Wiley Street, Brentwood, NY (0500-228.00-02.00-036.000)

6:00 P.M. (260-21) **BRYAN J. and MARIE F. ACCETTELLA** - permission to erect one story addition (10' x 25') leaving second front yard of 11.9 feet instead of required 15 feet, to leave deck having second front yard of 14 feet instead of required 20 feet and to leave detached garage having second front yard of 12.9 feet instead of required 20 feet and rear yard of 1.7 feet instead of required 4 feet, Res. B District, northwest corner of Ridgeway Boulevard (#6) and Hiawatha Drive, southwest corner of Ovid Place and Ridgeway Boulevard, Bay Shore, NY (0500-391.00-02.00-017.000)

- 6:00 P.M. (261-21) EDWARD R. and VALERIE KONOPA** - permission to erect second story addition (21.3' x 26.4') and portico leaving floor area ratio of 29.91% instead of permitted 25%, to leave two sheds: Shed #1 - having second front yard of 2.3 feet instead of required 20 feet and Shed #2 - having second front yard of 3.7 feet instead of required 20 feet and not having 20 feet behind front line of dwelling and to leave driveway on side property line not having required setback of 4 feet, Res. B District, northeast side of Wilherm Lane (#109) and La Grange Place, West Islip, NY (0500-467.00-02.00-029.000)
- 6:00 P.M. (262-21) MARY FRANCISCO, LIFE ESTATE** - to renew permit for two family, family use only, Res. AA District, north side of Gates Avenue (#3), 1,700 feet west of Fulton Avenue, Brentwood, NY (0500-095.00-01.00-003.000)
- 6:00 P.M. (263-21) LYDIA STRUHL REVOCABLE TRUST, LYDIA STRUHL, TRUSTEE** - to renew permit for two family, family use only, Res. A District, south side of Country Village Lane (#164), 331.65 feet east of Grenadier Lane, East Islip, NY (0500-426.00-04.00-005.000)
- 6:00 P.M. (264-21) MICHAEL J. HOGAN and KERRI L. HOLLAND** - permission to leave pool patio having rear yard of 4.1 feet and side yard of 4.6 feet instead of required 6 feet each, Res. B District, north side of Clay Avenue (#303), 100 feet west of Cadman Road, West Islip, NY (0500-362.00-02.00-028.000)
- 6:00 P.M. (265-21) M2 BUILDERS INC.** - permission to leave roofed-over patio having side yard of 13.5 feet instead of required 14 feet and rear yard of 20 feet instead of required 25 feet, Res. B (278) District, east side of Greenbelt Parkway W (#867), 1,461.02 feet south of Bradbury Court, Holbrook, NY (0500-154.00-08.00-017.000)
- 6:00 P.M. (266-21) CHRISTOPHER and JANINE CLEMENTE** - permission to install above ground pool leaving side yard of 14 feet instead of required 18 feet, Res. AA (278) District, west side of Old Post Drive (#140), 741.54 feet south of Town Line Road, Hauppauge, NY (0500-007.00-01.00-008.066)
- 6:00 P.M. (267-21) PAUL DeMASI, TRUSTEE of the DeMASI FAMILY 2015 IRREVOCABLE TRUST** - permission to leave one story addition (12' x 43') having floor area ratio of 32.6% instead of permitted 25%, to leave shed having rear yard of 1.02 feet instead of required 2 feet and AC unit having second front yard of 16 feet instead of required 20 feet, Res. B District, northeast corner of Monroe Avenue (#47) and McKinley Street, Brentwood, NY (0500-116.00-01.00-077.000)
- 6:00 P.M. (268-21) JOSEPH M. and MARIA A. BISULCA** - permission to leave deck (2.5' high) with partial roof-over having second front yard of 11 feet instead of required 20 feet, Res. B District, northeast corner of 43rd Street (#51) and 44th Street, Islip, NY (0500-271.00-01.00-016.000)

6:00 P.M. (269-21) GILBERT and LORI D'ANDREA - permission to erect second story addition (24.5' x 26.4') leaving side yard of 17.58 feet instead of required 18 feet and floor area ratio of 29.2% instead of permitted 25%, Res. AA District, south side of True Harbour Way (#26), 640.31 feet east of Oak Neck Lane, West Islip, NY (0500-475.00-02.00-013.009)

6:00 P.M. (270-21) DANIEL J. and DENISE SIMMS - permission to erect one story addition (20' x 25' Irrg.) leaving side yard of 13.5 feet and to leave one story addition (5.4' x 25.5') having side yard of 17.1 feet instead of required 18 feet each, total side yards of 30.6 feet instead of required 36 feet and to leave hot tub (7.5' x 9') having side yard of 12.4 feet instead of required 18 feet, Res. AA District, west side of Nugent Avenue (#1103), 300 feet south of Garden City Street, Bay Shore, NY (0500-243.00-01.00-028.000)

6:00 P.M. (271-21) BRIAN and BETH A. TOIA - permission to install inground pool leaving side and rear yards of 10 feet instead of required 18 feet each and pool equipment leaving side yard of 2 feet instead of required 6 feet, Res. AA (278) District, north side of Chute Lane (#7), 730 feet west of Thunder Road, Holbrook, NY (0500-178.00-01.00-003.000)

Adjourned from March 23, 2021

6:00 P.M. (178-21) LAURA DICICCO - permission to leave roofed-over porch having front yard of 24.5 feet, roofed-over entrance platform having front yard of 19.7 feet and one story addition having front yard of 23.1 feet instead of required 25 feet each, to leave roofed-over deck having side yard of 13.7 feet, second story cantilever having side yard of 12.5 feet, second story eave having side yard of 11.6 feet instead of required 14 feet each, total side yards of 25.3 feet instead of required 28 feet, to leave patios having side yard of 3 feet and trellis having side yard of 0.5 feet instead of required 4 feet each, to leave driveway having side yard of 0.4 feet instead of required 4 feet and front yard occupancy of 83.1% instead of permitted 35% and to use dwelling for two-family, family use only pursuant to Islip Town Code Section 68-419.1, Res. B District, east side of Rollstone Avenue (#149), 866.03 feet north of Brook Street, West Sayville, NY (0500-355.00-04.00-012.000)

6:00 P.M. (272-21) JEREMY COHEN and TIARA TOMASO - permission to erect one story and second story additions with balcony leaving front yard of 24.4 feet instead of required 40 feet, roofed-over porch leaving front yard of 19.4 feet instead of permitted encroachment setback of 34 feet, side yards of 8.2 feet and 11.8 feet instead of required 14 feet each, total side yards of 20 feet instead of required 28 feet, to erect detached garage (20' x 30') all leaving floor area ratio of 32.4% instead of permitted 25% and to leave driveway on side property line not having required setback of 4 feet, Res. A District, north side of Roslyn Street (#77), 418.79 feet west of Wantagh Avenue, Islip Terrace, NY (0500-297.00-01.00-083.000)

6:00 P.M. (273-21) 17 DIETZ STREET HOLDING CORP - permission to erect two story dwelling on lot having width of 75 feet instead of required 100 feet, Res. AA District, south side of Babylon Street (#0), 363 feet west of Greenlawn Avenue, Islip Terrace, NY (0500-188.00-01.00-140.000)

- 6:00 P.M. (274-21)** **DOMINICK and ROXANNE ESPOSITO** - permission to elevate and expand dwelling leaving side yard of 12.8 feet instead of required 14 feet, total side yards of 27.9 feet instead of required 28 feet, to erect porch leaving front yard of 38.3 feet instead of required 40 feet, side yard of 12.8 feet instead of required 14 feet, entry platform with stairs having front yard of 25.1 feet instead of permitted encroachment setback of 34 feet, all having floor area ratio of 31% instead of permitted 25% and first floor elevation of 14.9 feet instead of permitted 9 feet, to leave retaining walls and patio on side property lines not having required setback of 4 feet each and shed with outdoor shower having side yard of 1.9 feet instead of required 2 feet, Res. A District, north side of Corbin Place (#507), 150 feet west Secatogue Lane West, West Islip, NY (0500-482.00-04.00-004.000)
- 6:00 P.M. (275-21)** **RED WOLF TWELVE LLC** - permission to subdivide lot into two parcels: Lot 1- to erect two story dwelling on lot having width of 60 feet instead of required 75 feet and Lot 2- to erect two story dwelling having lot width of 60 feet instead of required 75 feet, Res. B District, north side of Kirk Avenue (#64), 653.05 feet east of Woodlawn Avenue, Ronkonkoma, NY (0500-021.00-02.00-089.001)
- 6:00 P.M. (495-20)** **JAMES J. VERDONE** - permission to leave 6 foot fence having front yard of 4 feet instead of required 10 feet and shed not having 20 feet behind front line of dwelling, Res. A District, northeast corner of Lowell Road (#99) and McNeil Street, Sayville, NY (0500-307.0006.00019.000)