

## Public Notice

**NOTICE IS HEREBY GIVEN** that the Zoning Board of Appeals of the Town of Islip will hold a public hearing on **Tuesday, January 08, 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: 12/26/2018  
Islip, New York

**John M. Lorenzo, Chairman**  
Zoning Board of Appeals

- 6:00 P.M. (001-19)** **PEDRO and MARIA DA ROCHA** - to renew permit for two family, family use only, Res. AA District, southeast corner of Stein Drive (#1645) and Massachusetts Avenue, Bay Shore, NY (0500-224.00-02.00-034.000)
- 6:00 P.M. (002-19)** **RICHARD and GAIL GARCIA** - to renew permit for two family, family use only, Res. AAA District, south side of Woods Edge Court (#10), 378.08 feet east of Hoffman Lane, Hauppauge, NY (0500-016.00-01.00-013.004)
- 6:00 P.M. (003-19)** **CORINNE and WILLIAM McBRIDE** - permission to leave inground pool having side yard of 13.8 feet instead of required 14 feet and to leave pool patio having rear yard of 5 feet instead of required 6 feet, Res. A District, west side of Lumur Drive (#70), 186.12 feet south of Lilac Lane, Sayville, NY (0500-308.00-01.00-047.000)
- 6:00 P.M. (004-19)** **JASON D. and TINA M. DOBUSH** - permission to leave pool patio having side yard of 5 feet instead of required 6 feet, Res. AA District, west side of Evergreen Avenue (#568), 440 feet south of Island Boulevard, Bohemia, NY (0500-279.00-01.00-024.000)
- 6:00 P.M. (005-19)** **GLENN and NOREEN McGARRY** - permission to leave pool patio having rear yard of 4 feet instead of required 6 feet, Res. A District, east side of Bishop Lane (#127), 2,291.23 feet southeast of Broadway Avenue, Holbrook, NY (0500-195.00-04.00-030.000)
- 6:00 P.M. (006-19)** **PHILIP and ROSALIE CEDRO** - permission to leave shed having side yard of 1.1 feet instead of required 2 feet, Res. B District, north side of Arleen Avenue (#7), 56.03 feet west of Coates Avenue, Holbrook, NY (0500-087.00-03.00-011.000)
- 6:00 P.M. (007-19)** **WILLIAM and IRENE JASUTA** - permission to erect one story addition (14' x 15' Irrg.) resulting in floor area ratio of 28.2% instead of permitted 25%, Res. A District, west side of Bartley Lane (#4), 80 feet north of Andrea Lane, West Sayville, NY (0500-380.00-03.00-073.000)

- 6:00 P.M. (008-19)** **FRANK and JEANETTE LOFORTE** - permission to erect second story addition (20.4' x 41.16) and second story deck leaving side yard of 18 feet instead of required 25 feet and to leave second story deck having side yard of 12.1 feet instead of required 25 feet, resulting in total side yards of 30.1 feet instead of required 60 feet, Res. AAA District, north of Montgomery Lane (#5), 170 feet west of South Montgomery Avenue, Bay Shore, NY (0500-420.00-02.00-010.996)
- 6:00 P.M. (852-18)** **AMANDA FABIAN** - permission to leave above ground pool not having required 4 feet behind front line of the dwelling and to leave shed having rear yard of 1.3 feet instead of required 2 feet, Res. AAA District, east side of South Penataquit Avenue (#91), 340 feet north of South Court, Bay Shore, NY (0500-420.00-03.00-015.000)
- 6:00 P.M. (009-19)** **STEVEN and ANNMARIE FIX** - permission to leave pool patio having rear yard of 4 feet instead of required 6 feet, to leave shed having front yard of 39.2 feet instead of required 60.2 feet, and to leave roofed-over porch resulting in floor area ratio of 25.61% instead of permitted 25%, Res. A District, northeast corner of South Bay Avenue (#99) and Wavecrest Drive, Islip, NY (0500-397.00-01.00-021.001)
- 6:00 P.M. (010-19)** **FRANCIS and VANESSA A. RUSSO** - permission to install inground pool leaving side and rear yards of 8 feet instead required 14 feet each and to install pool patio leaving side and rear yards of 4 feet instead of required 6 feet each, Res. A District, northwest corner of Peconic Street (#2254) and Locust Avenue, Ronkonkoma, NY (0500-086.00-01.00-024.001)
- 6:00 P.M. (011-19)** **FELICIA MARINO** - permission to leave shed having setback of 7 feet behind the front line of dwelling instead of required 20 feet and to leave pool deck (7" high) having rear yard of 0.9 feet and side yard of 3.2 feet instead of required 6 feet each, Res. A District, south side of Roberts Street (#216), 73.6 feet east of Coates Avenue, Holbrook, NY (0500-152.00-01.00-022.000)
- 6:30 P.M. (012-19)** **MAURA YACUB** - permission to leave roofed-over porch having front yard of 18 feet instead of permitted encroachment setback of 20 feet and depth of 11 feet instead of permitted 10 feet, to leave roofed-over patio resulting in floor area ratio of 27.7% instead of permitted 25% and to leave shed having side yard of 0.4 feet instead of required 2 feet, Res. B District, north side of Warren Street (#43), 101.29 feet east of Brentwood Parkway, Brentwood, NY (0500-037.00-02.00-007.000)

**Adjourned from October 30 and December 11, 2018**

**6:30 P.M. (785-18) GIOVANNI and ADRIENNE DISTEFANO** - permission to install inground pool leaving side yard of 12 feet and rear yard of 10 feet instead of required 18 feet each, to leave 6 foot fence on property line not having required setback of 15 feet, to leave shed having side yard of 1.7 feet instead of required 2 feet and not having 20 feet behind front line of dwelling, Res. AA District (278 Cluster), southeast side of Richmar Drive (#26), 129.81 feet south of Julbet Drive, Sayville, NY (0500-259.00-02.00-018.000)

**Adjourned from November 20, 2018**

**6:30 P.M. (832-18) ROBERTA KAZNOCHA** - permission to leave roofed-over deck having side yard of 3.2 feet instead of required 18 feet and to leave shed having side yard of 1 foot instead of required 2 feet, Res. AA District, west side of Locust Avenue (#340), 445.6 feet north of Riverdale Avenue, Oakdale, NY (0500-328.00-01.00-007.000)

**6:30 P.M. (013-19) EUSEBIA JAPA and JOSE F. MANZANARES** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602 and to leave driveway having width of 37 feet instead of permitted 18 feet and front yard occupancy of 41% instead of permitted 35%, Res. B District, southeast corner of Ellery Street (#73) and Wicks Road, Brentwood, NY (0500-092.00-01.00-066.000)

**6:30 P.M. (014-19) BARBARA OSBORN and CHRISTOPHER WREDE, AS TRUSTEES OF THE WREDE FAMILY TRUST** - permission to use dwelling for two-family, family use only as per Islip Town Code Section 68-419.1, Res. AA District, north side of Tremper Street (#149), 912.25 feet west of Broadway Avenue, Holbrook, NY (0500-175.00-02.00-087.000)

**Adjourned from November 13, 2018**

**6:30 P.M. (812-18) JOSE and MARIA RAMIREZ** - permission to leave accessory structure (18.3' x 32.3') having side yard of 6.5 feet instead of required 10 feet and to leave shed having side yard of 1.9 feet instead of required 2 feet, Res. A District, south side of Greg Lane (#6), 196.26 feet east of Brentwood Road, Brentwood, NY (0500-202.00-04.00-004.000)

**6:30 P.M. (015-19) ANDRZEJ and ELIZABETH GIL** - permission to leave attached shed (7.2' x 20.3) with overhang having side yard of 9.9 feet instead of required 14 feet and having second front door in violation of Section 68-3 Definition of a Family (2)(c), to leave pool patio having side yard of 0.6 feet and rear yard of 1 foot instead of required 6 feet each, Res. B District, south side of Pawnee Street (#162), 200 feet east of Mohican Avenue, Ronkonkoma, NY (0500-020.00-02.00-033.000)

**7:00 P.M. (016-19) JOSE VIGIL RIVAS** - permission to leave carport having side yard of 9.3 feet instead of required 14 feet and to leave shed having rear yard of 3.1 feet instead of required 4 feet, Res. A District, north side of Patton Street (#53), 225 feet west of Mintz Avenue, Brentwood, NY (0500-135.00-03.00-015.000)

- 7:00 P.M. (017-19)** **JOHN and TINA BELLINA** - permission to leave driveway on side property line not having required setback of 4 feet, Res. A District, west side of Race Place (#20), 775.11 feet north of Bernard Boulevard, Oakdale, NY (0500-353.00-01.00-016.000)
- 7:00 P.M. (018-19)** **MOHAMMAD ALAM** - permission to leave shed (14' x 24.1) having side yard of 2.8 feet instead of required 4 feet and having 3.7 feet behind the front line of the dwelling instead of required 20 feet, to leave pool patio having rear yard of 1.3 feet and side yard of 0.1 feet instead of required 6 feet each, to leave shed having rear yard of 0.7 feet instead of required 2 feet, Res. A District, west side of Fifth Avenue (#2258), \*5.72 feet north of Peconic Street, Ronkonkoma, NY (0500-103.00-01.00-033.000)
- 7:00 P.M. (019-19)** **JANUSZ and AGNIESZKA KOJS** - permission to leave shed having 7 feet behind front line of dwelling instead of required 20 feet and to leave pool patio on side property line and having rear yard of 2 feet instead of required 6 feet each, and having rear yard occupancy of 52% instead of permitted 30%, Res. B District, north side of Richmond Boulevard (#179), 185.22 feet west of Mohican Avenue, Ronkonkoma, NY (0500-020.00-01.00-031.000)
- 7:00 P.M. (020-19)** **MANUEL ALBERTO MARTINEZ** - permission to establish accessory apartment pursuant to Islip Town Code Section 68-602, Res. A District, west side of Scaup Court (#70), 180.36 feet south of Riddle Street, Brentwood, NY (0500-204.00-03.00-005.000)
- 7:00 P.M. (021-19)** **TURGUT and SELMA GIRAY** - permission to leave one story addition (10' x 18.4' Irrg.) having side yard of 13.92 feet instead of required 18 feet and to leave retaining wall (max. height 21") having rear yard of 0.5 feet instead of required 4 feet, Res. AA District, west side of Village Lane (#130), 332.49 feet north of Pinedale Road, Hauppauge, NY (0500-015.00-03.00-029.000)

**Adjourned from October 16, and November 27, 2018**

- 7:30 P.M. (738-18)** **SOLANGY K. GARRIDO and JORGE M. HUAYTA** - permission to erect one story addition (10.42' x 32.25') attaching dwelling to detached garage leaving rear yard of 15.55 feet instead of required 25 feet and to leave shed having rear yard of 3.9 feet with attached overhang having rear yard of 0.8 feet instead of required 4 feet each, Res. B District, southwest corner of William Avenue (#42) and Weeks Avenue, Central Islip, NY (0500-099.00-01.00-028.000)

- 7:30 P.M. (022-19)** **ROD MOSKOWITZ and WENDY SPIELMAN MOSKOWITZ** - permission to reconstruct deck (27' x 29') leaving rear yard of 6.5 feet instead of required 15 feet and to erect addition to deck (8' x 29') leaving side yard of 4 feet instead of required 5 feet and rear yard of 6.5 feet instead of required 15 feet, Res. BAA District, east side of Crescent Avenue (#30), 90 feet north of Neptune Walk, Seaview, NY (0500-497.00-03.00-065.000)
- 7:30 P.M. (023-19)** **74 CARLETON AVENUE CORP.** - permission to leave mixed use building having lot area of 7,925.3 sq. ft. instead of required 10,000 sq. feet, lot width of 52.8 feet instead of required 100 feet, front yard of 12.8 feet and second front yard of 7.6 feet instead of required 25 feet each, side yard of 5.5 feet instead of required 10 feet, and floor area ratio of 30.07% instead of permitted 25%, GST District, southwest corner of Carleton Avenue (#74) and Watson Street, East Islip, NY (0500-346.00-03.00-056.000)
- 8:30 P.M. (024-19)** **ANGEL D. PEREZ** - to renew permit for accessory apartment pursuant to Section 68-616, Res. AA District, northwest corner of 4th Street (#80) and 7th Street, Brentwood, NY (0500-183.00-02.00-021.000)
- 8:30 P.M. (025-19)** **GEORGE L. WERNER and MICHELE D. MILES** - to renew permit for accessory apartment pursuant to Section 68-616, Res. A District, east side of Macon Street (#139) 120.06 feet south of Aldrich Street, Sayville NY (0500-331.00-02.00-023.000)