

Board of Zoning Appeals Public Hearing Legal Notices for

5/23/2017

17745: DelBuono, Elizabeth
SEQRA Location: 5 William St., SE/c
 Caroline Ave. & William St.,
 Smithtown; Property Zoned: R-10 &
 NB. SCTM#: 134-4-40. Request:
SCPC Variance to reduce min front yard
 from 25 ft. to 19 ft. on William St. for
N/A a proposed 146 sq.ft. porch.

17750: Daley, Brett & Kerri
SEQRA Location: 71 Mayflower Ave., NE/c
 Mayflower Ave. and Hawthorne Dr.,
 Smithtown; Property Zoned: R-10.
 SCTM#: 101-3-11. Request:Special
SCPC Exception to permit temporary living
 quarters for a family member;
N/A Variance of a special exception
 standard to increase temporary living
 quarters from 600 sq. to 683 sq. ft.;
 Reduce min front yard (Hawthorne
 Dr.) from 25 ft. to 14 ft. for a
 proposed 322 sq. ft. first floor
 addition and 361 sq. ft. second floor
 addition.

17746: St. James Fire District
SEQRA Location: 221 Jefferson Ave., SE/c
 Jefferson Ave. & Woodlawn Ave., St.
 James; Property Zoned: R-21 & R
SCPC -10. SCTM#: 55-4-22.1. Request:
N/A Variance to reduce min parking
 setback along Jefferson Ave. from
 50 ft. to 10 ft.;Reduce number of
 landscape islands from 12 to 8;
 increase front yard pavement from
 25% to 30% Woodlawn Ave.;
 increase front yard pavement from
 25% to 30% (Jefferson Ave.);
 increase the max height of a wall
 sign from 10 ft. to 19 ft.;increase the
 max square footage of a wall sign
 from 12 sq. ft. to 102 sq. ft..

17751: Mobile Fleet Inc., Location:
SEQRA 10 Commerce Dr., NE/c Commerce
 Dr and Moreland Rd., Hauppauge;
 Property Zoned: LI. SCTM#: 181-3
SCPC -1.36. Request:Variance to reduce
 min. parking from 104 spaces to 93
 spaces

17747: Kanodia, Ajit & Jyoti.
SEQRA Location: 18 Peppermint Rd., W/s
 Peppermint Rd., 731' S/o Don Way,
N/A Commack; Property Zoned: R-21.
 SCTM#: 41-2-25. Request:Variance
SCPC to reduce the min rear yard from 75
 ft. to 60 ft. for a proposed 533 sq. ft.
 second story rear wood deck.

1-17719 RE-ADVERTISED:
SEQRA Kennedy, Thomas. Location: 79
 Hemlock Dr., E/s Hemlock Dr., 100'
 Pending N/o Tulip Rd., Kings Park; Property
 Zoned: R-10. SCTM#: 19-2-81.6.
SCPC Request:Variance to increase the
 max. height of a proposed 576 sq.ft.
N/A detached garage from 15 ft. to 19 ft.;
 Permit environmentally sensitive
 land (depth to groundwater less than
 10 ft.) to be altered; increase max
 gross floor area from 25% to 29%.

17748: Hughes, Christina. Location:
SEQRA 311 Cambon Ave., SE/c Cambon
 Ave. & Moriches Rd., St. James;
 Property Zoned: R-10. SCTM#: 57-3
SCPC -1. Request:Variance to reduce front
 yard setback (Cambon Ave.) from 40
N/A ft. to 35 ft. for a proposed 108 sq.ft.
 porch;Reduce front yard setback
 (Moriches Rd.) from 40 ft. to 36 ft.
 (existing) for a proposed 986 sq.ft.
 2nd floor addition; Reduce min.
 setback of an existing 6 ft. fence
 from edge of road pavement from 20
 ft. to 16 ft. (Moriches Rd.);Reduce
 front yard setback (Moriches Rd.)
 from 40 ft. to 10 ft. and any lot line
 from 6 ft. to 1 ft. for an existing 70
 sq.ft. shed;Reduce front yard
 setback (Moriches Rd.) from 40 ft. to
 17 ft. and any lot line from 6 ft. to 0
 ft. for an existing 83 sq.ft. shed.

1-17737 RE-ADVERTISED:
SEQRA Donnarumma, Anthony & Julianna.
 Location: 21 Wandering Way, N/s
 Pending Wandering Way, 150' N/o Wayfarer
 La., Smithtown; Property Zoned: R
SCPC -43. SCTM#: 51-9-29. Request:
N/A Variance to reduce min. rear yard
 setback from 100 ft. to 82 ft. for an
 existing 836 sq.ft. deck;Increase the
 square footage of a proposed
 attached garage from 750 sq.ft. to
 1010 sq.ft. with 690 sq.ft. attic space;
 Increase the max sq. ft. within the
 LWRP from 4,856 sq. ft. to 6,501 sq.
 ft.

17749: Graff, Adam. Location: 2
SEQRA Beau Jol Court, SE/c Beau Jol Ct. &
 Lake Ave. S., Nesconset; Property
 Zoned: R-15. SCTM#: 138-6-20.
 Request:Variance to reduce rear
SCPC yard setback from 60 ft. to 43 ft. from
 proposed 359 sq. ft. attached garage
 additionReduce min setback of an
N/A existing 6' ft. fence from edge of road
 pavement from 26 ft. to 14 ft.

1-17743 RE-ADVERTISE: GDF
SEQRA Realty LLC., Location: 762 Southern
 Blvd., W/s Southern Blvd., 100' N/o
 Smithtown Bypass, Smithtown;
 Property Zoned: WSI. SCTM#: 107-1
SCPC -4.1. Request:Modify special
 exception for a car wash in the WSI
 Pending zoning district for site work;Reduce
 min landscaped area of lot from 8%
 to 1%; Reduce front yard setback
 from 50 ft. to 38 ft.;Reduce min
 parking setback from north side of
 property line from 6 ft. to 0 ft.;
 increase number of wall signs from 1
 to 2;Permit a wall sign not to face a
 public street;Increase number of
 awning signs from 1 to 2; Permit an
 awning sign not to face a public
 street.

5/23/2017

BOARD ZONING APPEALS

<u>SCPC</u>	<u>SEORA</u>	<u>CASE#</u>	<u>NAME</u>	<u>STATUS</u>	<u>DECISION</u>
			<u>ADJOURNED</u>		
Loc.Det.	Pending	17711	Simply Self Storage	Adj. to 6/13/17	
N/A	Pending	17719	Kennedy, Thomas	Adj. to 5/23/17	
N/A	Pending	17737	Donnarumma, Anthony & Juili	Adj. to 5/23/17	
Loc. Det.	Unl. Neg. Dec.	17743	GDF Realty (Car Wash)	Adj. to 5/23/17	
			<u>CLOSED HEARING</u>		
Loc.Det.	Pending	13562	Pitelli Enterprises, Inc.		
Loc Det	Pending LWRP	15940	Toussie, Robert		
Loc.Det.	Pending LWRP	16006	Veneziano, Carl J.		
Loc.Det.	Pending	16471	Grindel, Manfred		
Loc.Det.	Pending	16584	Veneziano, Carl		
N/A	Pending	16965	Brako, Jonathan		
N/A	Type II	16966	Brako, Jonathan		
Loc.Det.	Pending	17067	KVC Holding LLC (M. Cox)		
Loc.Det.	Pending	17118	Ruby Pearl, LLC		
N/A	Pending	17250	Diesso, Danielle		
N/A	Pending LWRP	17444	Touhamy, Samir		
N/A	Pending	17491	Rafferty, Richard & MaryRose		
N/A	Pending	17499	Phillips, Sean & Karen		
Loc.Det.	Pending	17542	Paul Dill/Prospect Holdings		
Loc.Det.	Pending	17567	Elite Towers		
Loc.Det.	Pending	17606	Ventimiglia, Lawrence		
N/A	Type II	17634	Mallon, William		
Loc.Det.	Pending	17636	Questus/Starbucks		
N/A	Pending	17639	Palmieri, Stephen & Claudia		
N/A	Pending	17673	Poffenbarger, Jacob		
Loc. Det.	Pending LWRP	17674	Veneziano, Carl		
Loc.Det.	Unl.Neg.Dec.	17690	CarMax Auto Superstores		
N/A	Pending	17697	Abbrancati, Giuseppe		
N/A	Pending	17714	Marco, Richard		
N/A	Type II Pending LWRP	17716	Callahan, Francis & Autumn		
Loc. Det.	Pending	17724	DeJana Realty		
Loc.Det W/Com.	Pending	17727	HSG 1, LLC		
Loc. Det.	Pending	17735	PJ Venture FG LLC		
Loc. Det.	Pending	17739	Del Fuego		
			<u>OTHER MATTERS</u>		
			<u>EXTENSIONS</u>		
			<u>LITIGATION</u>		
		16502	Dill, Paul & Rosanna		
		16595	Georges, John & Gaye		
		16656	Don's Car Wash		
		16795	KPE II		
		17267	2004 Old Willets		
		17469	St.Catherine of Siena		
		17178	Muller, Charles		