

**NOTICE OF PUBLIC HEARING
TOWN OF BABYLON - ZONING BOARD OF APPEALS**

NOTICE IS HEREBY GIVEN that pursuant to Chapter 213, Article II of the Building Zone Ordinance of the Town of Babylon, the Town of Babylon Zoning Board of Appeals will conduct the following Public Hearings **by video conference with telephone conference call-in capability**, on **THURSDAY, MAY 14, 2020** at the time listed in the notice below. Any interested parties should call the Zoning Board Office at 631-957-3012 no later than 12:00 p.m., WEDNESDAY, MAY 13, 2020 to provide an email address to receive instructions for participating in conference. Video conference link and/or call-in number will be provided by email for interested neighbors to be able to listen and participate in the proceedings.

6:00 p.m.

1. Application #20-030 of Harold & Karen Jaret, 20 E. Kissimee Road, Lindenhurst, NY. Permission to maintain stair encroachment; diminish distance to property line from 40' to 24.6'. All in connection with an existing front deck with stairs. Property located on the north side of E. Kissimee Road, 180' west of Inlet Drive, Lindenhurst, NY.
SCTM#0100-190-5-65
Zoning District: Residence C Zone

6:10 p.m.

2. Application #20-032 of Patricia Slattery, 93 Feustal Street, Lindenhurst, NY. Permission to increase total building area from 20% to 24% (over by 384 sq. ft.); diminish distance to rear lot line from 8' to 4.3'; diminish distance to east side yard from 8' to 4.2'; increase area for driveway from 40% of front yard to 62.4% of front yard. All in connection with an existing accessory building (shed) and driveway. Property located on the north side of Feustal Street, 175' east of Wood Place, Lindenhurst, NY.
SCTM#0100-133-1-46
Zoning District: Residence B Zone

6:20 p.m.

3. Application #20-039 of Erik Easterbrook, 81 Fairview Avenue, Deer Park, NY. Permission to diminish rear yard setback from 30' to 20.7' with 6" roof overhang encroachment. All in connection with an existing rear addition. Property located on the northwest corner of Fairview Avenue & 5th Street, Deer Park, NY.
SCTM#0100-86-2-89
Zoning District: Residence C Zone

6:30 p.m.

4. Application #20-035 of Abdul Rahman Khwaja, 38 Daffodil Drive, Farmingdale, NY. Permission to increase private garage area from 250 sq. ft. to 360 sq. ft. (over by 110 sq. ft.). All in connection with an existing one (1) car detached garage. Property located on the south side of Rodney Place, 300' south of Overland Avenue, Amityville, NY.
SCTM#0100-168-2-83
Zoning District: Residence B Zone
Subject Premises: 13 Rodney Place, Amityville

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6:40 p.m.

5. Application #20-038 of JP Property Buyers LLC, 15 Alexander Avenue, Farmingdale, NY. Permission to diminish front yard setback from 30' to 21.7'; diminish south side yard from 10' to 4.8'; diminish total side yards from 25' to 17.5' with 2' roof overhang and stair encroachment; diminish distance to north side yard from 6' to 3.8' (for shed); diminish distance to rear lot line from 6' to 3.5' (for shed). All in connection with the erection of a 2nd story addition and front porch and an existing rear addition and shed. Property located on the west side of Grant Avenue, 60' south of McKinley Street, Copiague, NY.

SCTM#0100-180-4-86

Zoning District: Residence C Zone

Subject Premises: 385 Grant Avenue, Copiague

ALL APPLICANTS OR THEIR DULY APPOINTED REPRESENTATIVE ARE ASKED TO PARTICIPATE IN THE VIDEO CONFERENCE/CONFERENCE CALL TO PRESENT THEIR APPLICATION TO THE ZONING BOARD. IF AN APPLICANT IS UNABLE TO PARTICIPATE FOR ANY REASON, PLEASE CONTACT THE ZONING BOARD OFFICE AT 631.957.3012.

ALL CASES WILL BE HEARD IN THE ORDER IN WHICH THEY ARE ADVERTISED, AT THE TIME SET FORTH IN NOTICE. MEMBERS OF THE PUBLIC INTERESTED IN THE APPLICATION MAY LISTEN TO THE PROCEEDING, COMMENT DURING VIDEO CONFERENCE OR PHONE CONFERENCE AND SHALL HAVE 7 DAYS THEREAFTER TO COMMENT ON THE APPLICATION BY EMAIL OR REGULAR MAIL DIRECTED TO:

**MAILING ADDRESS:
TOWN OF BABYLON ZONING BOARD
TOWN HALL ANNEX
281 Phelps Lane
North Babylon, New York 11703**

EMAIL ADDRESS: ZONINGCOMMENTS@TOWNOFBABYLON.COM

BY ORDER OF THE ZONING BOARD OF APPEALS
MICHAEL KANE, CHAIRMAN

Dated: Babylon Town Hall
Lindenhurst, New York
April 20, 2020