

**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, JUNE 3, 2021** 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, JUNE 2, 2021 to provide an email address to receive instructions for participating in the 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. If you do not

want to participate in the hearing, but would like to watch or listen to the proceeding, you may view a livestream of the meeting online on the Town of Babylon YouTube channel at <https://bit.ly/3aNSG2P>. Interested parties will have an opportunity to comment after viewing the livestream, as described below.

6:00 p.m.

1. Application #21-065 of Lukasz Karpinski & Monika Biedrzyoka, 559 15th Street, West Babylon, NY. Permission to diminish distance to rear lot line from 6' to 4.9'. All in connection with an existing above-ground pool. Property located on the north side of 15th Street, 235.99' east of Wellwood Avenue, West Babylon, NY.
SCTM#0100-130-1-66
Zoning District: Residence C Zone

6:05 p.m.

2. Application #21-061 of Priyadarshan Bajpayi, 48 Shore Drive S., Copiague, NY. Permission to increase total building area from 15% to 29.8% (over by 2,459 sq. ft.); diminish distance to east side yard from 10' to 3' for shed. All in connection with the erection of a two (2) story rear addition, an existing accessory building (shed), and existing accessory structures (shed and decks). Property located on the north side of Shore Drive S., 161.91' east of Seaway Drive, Copiague, NY.
SCTM#0100-185-2-44.035
Zoning District: Residence A Zone

6:10 p.m.

3. Application #21-063 of Jomar Pimentel, 127 Albany Street, Deer Park, NY. Permission to diminish east side yard from 10' to 4.8'; diminish total side yards from 25' to 17.9' with 2' roof overhang encroachment. All in connection with the erection of a 2nd story rear addition, 2nd story rear deck with stairs, and side porch. Property located on the north side of Albany Street, 510.18' west of Carll's Path, Deer Park, NY.
SCTM#0100-23-1-30
Zoning District: Residence C Zone

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6:15 p.m.

4. Application #21-066 of Kevin K. Wallace, 134 Pratt Street, West Babylon, NY. Permission to diminish front yard setback from 30' to 24.7'; diminish east side yard setback from 10' to 9.8'; diminish total side yards from 25' to 18.2' with 2' roof overhang. All in connection with the erection of a 2nd story addition. Property located on the south side of Pratt Street, 484.32' west of Brookvale Avenue, West Babylon, NY.

SCTM#0100-220-3-64

Zoning District: Residence C Zone

6:20 p.m.

5. Application #21-062 of Evans Robassoon, 33 Floral Lane, Westbury, NY. Permission to diminish width at front property line from 100' to 50' on Lee Avenue; diminish total lot area from 12,500 sq. ft. to 5,000 sq. ft.; diminish front yard setback from 40' to 18.5' on N. 19th Street; diminish front yard setback from 40' to 37' on Lee Avenue; diminish west side yard from 15' to 6.5'; diminish rear yard setback from 40' to 25'; increase total building area from 15% to 18% (over by 150 sq. ft.) with 2' roof overhang, basement entrance, chimney, and stair encroachment. All in connection with the erection of a one (1) family dwelling with internal garage and front porch. Property located on the southwest corner of N. 19th Street & Lee Avenue, Wheatley Heights, NY.

SCTM#0100-13-3-80

Zoning District: Residence A Zone

Subject Premises: N. 19th Street, Wheatley Heights

ALL APPLICANTS OR THEIR DULY APPOINTED REPRESENTATIVE ARE ASKED TO PARTICIPATE IN THE VIDEO CONFERENCE/CONFERENCE CALL TO

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PRESENT THEIR APPLICATION TO THE ZONING BOARD. IF AN APPLICANT IS UNABLE TO

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
200 E. Sunrise Highway
Lindenhurst, NY 11757**

EMAIL ADDRESS: [ZONINGCOMMENTS@TOWNOF BABYLON.COM](mailto:ZONINGCOMMENTS@TOWNOFBABYLON.COM)

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

Dated: Babylon Town Hall
 Lindenhurst, New York
 May 10, 2021