

**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, SEPTEMBER 10, 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, SEPTEMBER 9, 2020** 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 #20-105 of Anthony & Joanne Occhipinti, 15 Gateway Drive, Copiague, NY. Permission to diminish rear yard setback from 40' to 19' with 2' roof overhang encroachment. All in connection with an existing rear porch. Property located on the east side of Gateway Drive, 76.25' south of S. Great Neck Road, Copiague, NY.
SCTM#0100-191-3-2
Zoning District: Residence A Zone

6:05 p.m.

2. Application #20-106 of Shawn & Candace Campbell, 176 Jefferson Avenue, Amityville, NY. Permission to increase fence height from 6' to 8' in rear yard. All in connection with the erection of an 8' fence. Property located on the south side of Jefferson Avenue, 2,055.36' east of Broadway, Amityville, NY.
SCTM#0100-170-1-4
Zoning District: Residence B Zone

6:10 p.m.

3. Application #20-103 of Paul & Dana Saladino, 20 Warwick Street, Deer Park, NY. Permission to diminish rear yard setback from 25' to 22' with 2' roof overhang encroachment; increase total building area from 20% to 25% (over by 485 sq. ft.); diminish distance to property line from 40' to 4' on John Street for in-ground pool. All in connection with the erection of an in-ground pool and an existing rear porch. Property located on the southwest corner of Warwick Street & John Place, Deer Park, NY.
SCTM#0100-20-2-24
Zoning District: Residence B Zone

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6:15 p. m.

4. Application #20-101 of Jennifer Francois, 81 Oak Street, Deer Park, NY. Permission to diminish front yard setback from 30' to 27.5'; diminish total side yards from 30' to 22.3'; increase total building area from 20% to 26% (over by 605 sq. ft.) with 2' roof overhang and stair encroachment; increase number of curb cuts from one (1) to two (2) (non-permitted use). All in connection with the erection of a two (2) story side addition, front addition, and front porch and existing rear deck with two (2) stairs and an existing basement entrance. Property located on the north side of Oak Street, 550' east of Jefferson Avenue, Deer Park, NY.
SCTM#0100-21-1-71
Zoning District: Residence B Zone

6:20 p.m.

5. Application #20-102b of Rafael Taveras, 1105 Marconi Boulevard, Copiague, NY. Permission to diminish front yard setback from 30' to 28.4' on Meucci Avenue with 2' roof overhang encroachment for existing dwelling; subdivide a parcel of land from 102.82' x 185.32' x 100' x 209.25' into 102.82' x 110.32' x 100' x 134.25'. All in connection with an existing one (1) family dwelling with basement entrance. Property located on the northeast corner of Marconi Boulevard & Meucci Avenue, Copiague, NY.
SCTM#0100-197-1-p/o 87 (Lot #2)
Zoning District: Residence C Zone

6:25 p.m.

6. Application #20-107 of Walmart (tenant)/Metropolitan Life Insurance Company (prop. owner), 965 Broadhollow Road, Farmingdale, NY. Permission to increase sign height from 6' to 8' for main ID sign; increase number of signs on west elevation Walmart (front elevation) from one (1) sign to five (5) signs; increase number of signs for tire center from one (1) sign to four (4) signs; increase number of signs in canopy area from one (1) sign to nine (9) signs. All in connection with the erection of non-conforming wall signs. Property located on the southeast corner of Grumman Lane & Broadhollow Road, Farmingdale, NY.
SCTM#0100-71-1-4.004
Zoning District: Industry G Zone

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6:30 p.m.

7. Application #20-104 of F. W. Webb Company (tenant)/Back in the USSR LLC d/b/a F. W. Webb Company, 34 Lamar Street, West Babylon, NY. Requesting a special exception permit for retail use; diminish off-street parking from 153 parking spaces to 51 parking spaces; diminish landscape buffer from 18' to 0' on Lamar Street; diminish landscape buffer from 18' to 7.3' on Kean Street; diminish total landscaping from 8,568 sq. ft. to 6,271 sq. ft. on Lamar Street; outdoor storage in front and side yard with no separation fence. All in connection with an existing building. Property located on the west side of Lamar Street, 200' north of Edison Avenue, West Babylon, NY.
SCTM#0100-75-2-23.3 & 23.4
Zoning District: Industry Ga Zone

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
August 17, 2020