

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

Pursuant to Chapter 213, Article II of the Building Zone Ordinance of the Town of Babylon, notice is hereby given that the Town of Babylon Zoning Board of Appeals will hold a Public Hearing at

**TANNER PARK SENIOR CENTER
2 BAYLAWN AVENUE
COPIAGUE, NEW YORK**

on **THURSDAY, NOVEMBER 12, 2020**

to consider the following applications at the time listed or as soon thereafter as may be heard.

6:00 p.m.

1. Application #20-138 of Michael Callaghan, 41 Bolton Street, Lindenhurst, NY. Permission to diminish front yard setback from 30' to 22.9' with 1' roof overhang encroachment. All in connection with the erection of a 2nd story addition. Property located on the north side of Bolton Street, Lindenhurst, NY.
SCTM#0100-127-1-49
Zoning District: Residence B Zone

6:05 p.m.

2. Application #20-140 of Farrah Masi, 5 Milton Road, Babylon, NY. Permission to diminish front yard setback from 30' to 23'; diminish east side yard from 12' to 9.9' with 2' roof overhang. All in connection with the erection of a front porch.
Property located on the north side of Milton Road, 122.34' west of S. Bay Drive, Babylon, NY.
SCTM#0100-231-3-45
Zoning District: Residence B Zone

6:10 p.m.

3. Application #20-139 of Michelle Cangelosi, 95 Harriet Road, North Babylon, NY. Permission to diminish front yard setback from 30' to 25.1'; diminish west side yard from 10' to 7.6'; diminish total side yards from 25' to 22.4' with 2' roof overhang and chimney encroachment. All in connection with the erection of a 2nd story addition and front porch. Property located on the north side of Harriet Road, 215' west of Longfellow Avenue, North Babylon, NY.
SCTM#0100-151-3-65
Zoning District: Residence C Zone

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6:15 p.m.

4. Application #20-143 of Dominick Varrone, 1515 A Street, West Babylon, NY.
Permission to diminish width at front property line from 100' to 75'; diminish front yard setback from 40' to 36' with 2' roof overhang and stair encroachment.
All in connection with the erection of a one (1) family dwelling with front porch, internal garage and rear porch. Property located on the north side of Tooker Avenue, 127.21' east of Mida Court, West Babylon, NY.
SCTM#0100-139-2-99.002
Zoning District: Residence A Zone
Subject Premises: 1014 Tooker Avenue, West Babylon

6:20 p.m.

5. Application #20-141 of Paul Jean, 111 Colonial Road, West Babylon, NY.
Permission to diminish front yard setback from 30' to 21.3' on Colonial Road; diminish front yard setback from 30' to 25.9' on Lexington Avenue; diminish rear yard setback from 30' to 20.1'; increase total building area from 30% to 42.5% (over by 1,087 sq. ft.) with 2' roof and stoop encroachment. All in connection with the erection of a two (2) story rear addition, rear sunroom, and front covered porch. Property located on the southeast corner of Colonial Road & Lexington Avenue, West Babylon, NY.
SCTM#0100-145-2-25.002
Zoning District: Residence C Zone

6:25 p.m.

6. Application #20-142 of Smitha Ramamoorthy, 27 Fairfield Drive, Dix Hills, NY.
Permission to diminish front yard setback from 40' to 35.1'; diminish south side yard from 15' to 13.8'; diminish total side yards from 35' to 32.4'; increase total building area from 15% to 22.9% (over by 612 sq. ft.) with 2' roof overhang and stair encroachment. All in connection with the erection of 1st and 2nd floor additions and front porch. Property located on the west side of Fairfield Drive, 577.91' northwest of Traymore Street, Dix Hills, NY.
SCTM#0100-19-1-62
Zoning District: Residence A Zone

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6:30 p.m.

7. Application #20-121 of Barrett Price, 14 Hickory Street, Wyandanch, NY. Permission to diminish front yard setback back from 30' to 13'; diminish south side yard from 10' to 9.9'; diminish total side yards from 25' to 14.3' with 2' roof overhang and stair encroachment; diminish distance to rear lot line from 6' to 3' (for garage); diminish distance to south side yard from 6' to 3' (for garage). All in connection with the erection of 1st and 2nd floor addition, front porch, and a one (1) car detached garage. Property located on the west side of Hickory Street, 220' south of Jefferson Avenue, Wyandanch, NY.
SCTM#0100-83-2-20
Zoning District: Residence C Zone

6:35 p.m.

8. Application #20-116 of G & R Building Corp., 281 Main Street, Farmingdale, NY. Permission to diminish width at front property line from 80' to 50'; diminish total lot area from 10,000 sq. ft. to 6,360 sq. ft.; diminish total side yard from 30' to 25' with 6" roof overhang encroachment. All in connection with the erection of a one (1) family dwelling with an internal garage. Property located on the west side of County Line Road, 50' south of Ritter Avenue, Amityville, NY.
SCTM#0100-164-1-65
Zoning District: Residence B Zone
Subject Premises: 840 County Line Road, Amityville

6:40 p.m.

9. Application #20-118 of Winters Brothers Hauling of Long Island LLC, 120 Nancy Street, West Babylon, NY. Permission to diminish rear yard setback from 50' to 24'; diminish off-street parking from 87 parking spaces to 65 parking spaces; diminish street frontage from 200' to 0'; a variance of Town Law Section 280A to erect a building with no street frontage. All in connection with the erection of an industrial building with site improvement. Property located on the south side of Gleam Street, approximately 500' southeast of Patton Avenue, West Babylon, NY.
SCTM#0100-76-1-16.001
Zoning District: Industry H Zone
Subject Premises: 128 Gleam Street, West Babylon

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ALL PERSONS OR THEIR DULY APPOINTED REPRESENTATIVE MUST APPEAR IN PERSON AT THE ABOVE HEARING. ALL CASES WILL BE HEARD IN THE ORDER IN WHICH THEY ARE ADVERTISED, TO BE FOLLOWED BY ADJOURNED CASES.

APPLICANTS AND INTERESTED PARTIES MUST APPEAR AT THE TIME SET FORTH ABOVE. TO ACCOMPLISH SOCIAL DISTANCING, WE ARE ONLY ADMITTING APPLICANTS AND INTERESTED PARTIES ONE CASE AT A TIME. MASKS SHOULD BE WORN TO THIS PROCEEDING AND AT ALL TIMES WHILE YOU ARE IN THE BUILDING.

YOU ARE A ASKED TO PRE-REGISTER IF YOU PLAN TO ATTEND THE HEARING. PLEASE CALL (631) 957-3012 TO REGISTER. THIS WILL ALLOW THE TOWN TO ENSURE THE MEETING SET-UP COMPLIES WITH SOCIAL DISTANCING REQUIREMENTS.

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

Dated: Babylon Town Hall
 Lindenhurst, New York
 October 19, 2020