

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

767 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 Babylon Town Hall, 200 East Sunrise Highway, North Lindenhurst, New York on **THURSDAY, MARCH 15, 2018** to consider the following applications at the time listed or as soon thereafter as may be heard.

6:00 p.m.

1. Application #18-023 of Paul Precker, 28 Leibrock Avenue, Lindenhurst, NY. Permission to diminish front yard setback from 30' to 20.7' with 1' roof overhang and stair encroachment. All in connection with an existing front porch. Property located on the south side of Leibrock Avenue, 350.97' east of Tenety Avenue, Lindenhurst, NY.
SCTM#0100-133-4-80
Zoning District: Residence C Zone

6:00 p.m.

2. Application #18-024 of Jason & Melissa Forshee, 7 Wood Place, Lindenhurst, NY. Permission to diminish front yard setback from 30' to 21.4'; diminish north side yard from 10' to 9.78'; diminish total side yards from 25' to 16' with 2' roof overhang and stair encroachment. All in connection with the erection of a front porch and 2nd story addition. Property located on the east side of Wood Place, 130' south of Birs Avenue, Lindenhurst, NY.
SCTM#0100-133-4-113
Zoning District: Residence C Zone

6:00 p.m.

3. Application #18-029 of Thomas & Marie Rogers, 7 Albert Road, Amity Harbor, NY. Permission to diminish front yard setback from 30' to 17.3'; increase total building area from 30% to 44.7% (over by 885 sq. ft.) with 2' roof overhang and stair encroachment; increase number of front doors from one (1) front door to two (2) front doors. All in connection with the raising of dwelling and an existing front/side porch, 2nd story addition, rear deck (with no stairs) and shed. Property located on the north side of Albert Road, 240' west of Buchanan Avenue, Amity Harbor, NY.
SCTM#0100-181-1-16
Zoning District: Residence C Zone

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6:00 p.m.

4. Application #18-028 of Olubunmi Ojo, 139 Jefferson Avenue, Amityville, NY. Permission to diminish total lot area from 10,000 sq. ft. to 8,018 sq. ft; diminish front yard setback from 30' to 24' on Right of Way; diminish total side yards from 30' to 29.7'; diminish rear yard setback from 40' to 17.3' with 2' roof overhang and stair and ramp encroachments. All in connection with the erection of a one (1) family dwelling with front porch and ramp, rear deck with stairs and Bilco doors. Property located on the north side of Dixon Avenue, 269.8' west of Overland Avenue, Copiague, NY.
SCTM#0100-168-1-34
Zoning District: Residence B Zone
Premises: 158 Dixon Avenue, Amityville

6:10 p.m.

5. Application #18-030 of Fouad Hanna d/b/a 677 Broadway Tires Inc., 677 Route 110, Amityville, NY. Renewal of a special exception permit to operate a public garage as an auto repair shop; outdoor storage of old tires for recycling. All in connection with an existing building (previously approved for three (3) years). Property located on the northeast corner of Route 110 & Jefferson Avenue, Amityville, NY.
SCTM#0100-164-3-61.001
Zoning District: Business E Zone

6:10 p.m.

6. Application #18-025 of Proamicom Corp. d/b/a DiBear & Sons (tenant)/ Walker Equipment Realty Corp. (prop. owner), 10 Calais Court, Rockville Centre, NY. Renewal of a special exception permit to conduct a public garage for auto repair; outdoor storage of vehicles awaiting repair. All in connection with an existing building (previously approved for two (2) years). Property located on the north side of Edison Avenue, 72' west of Peary Street, West Babylon, NY.
SCTM#0100-78-1-65.001
Zoning District: Industry Gb Zone
Premises: 15 Edison Avenue, West Babylon

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6:10 p.m.

7. Application #18-027 of 445 Brook, LLC, 300 Suburban Avenue, Deer Park, NY. Requesting a special exception permit to conduct a public garage for auto repair; diminish off-street parking from 121 parking spaces to 61 parking spaces. All in connection with an existing building. Property located on the east side of Brook Avenue, 580' south of Suburban Avenue, Deer Park, NY.
SCTM#0100-93-2-11.004
Zoning District: Industry G Zone
Premises: 445 Brook Avenue, Deer Park

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.

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

Dated: Babylon Town Hall
 Lindenhurst, New York
 FEBRUARY 20, 2018