PLANNING BOARD MEETING SUMMARY 
JULY 9, 2018

A. PUBLIC HEARING/SITE PLAN REVIEW

1. JOB # 17-36A; WAL-MART
   Location: s/e/c of Grumman Lane and Broadhollow Rd, East Farmingdale
   Proposes: To construct a 62,450sf addition to the front and south side of an existing
   Wal-Mart store to accommodate new entrance vestibules and a new grocery
   department and drive-thru service canopy area. A new truck well, new bale and
   pallet enclosure, and associated site improvements are also proposed.
   Zone: G Industry
   SEQRA: Unlisted Action-Coordinated Review

   Adjourned to 8/6/18

B. ARCHITECTURAL REVIEWS

1. APPLICATION # 124141; MICHAEL SUDANO
   CONSTRUCTION OF A NEW HOUSE
   SCTM # 0100-228-01-072 & 0100-228-01-73.006

   Approved

2. APPLICATION # 127238; JEFFREY CASCIO
   EXPANSION OF AN EXISTING HOUSE
   SCTM # 0100-23-01-043

   Approved

C. COMMUNICATIONS

1. Letter dated June 27, 2018 to Town Council, Town of Babylon from Barbara and
   Thomas Parrish regarding PB Job # 16-38AE; Wagstaff Partners, LTD expressing
   concerns about traffic due to applicant’s proposal.

   Read and filed

ACCEPTANCE OF MINUTES

June 25, 2018          Approved
RESERVED CALENDAR

August 13, 2012

1. JOB #11-33ACE; RANDY LAGONTERIE – ALBANY AVE. APARTMENTS
Location: w/s/o Albany Ave., 314.78’ s/o Schleigel Blvd., N. Amityville
Proposes: to subdivide & rezone Parcel 1 to SCMR for 85 senior rentals
Zone: Residence B to SCMR
SEQRA Status: Unlisted Action – Coordinated Review
Record Extended to 07/23/18

May 1, 2017

1. JOB#17-04ADE; Gustave J. Wade, Carol E. Wade, Gustave J. Wade Family 2012 Irrevocable Trust and Colonial Springs Farms, LLC
Location: n/e/c/o Colonial Springs Rd & N 28th St. W.H.
Proposes: Change of zone from A residence to Multiple Residence to construct 264 (228 one-bedroom, 36 two-bedroom) rental units, a 6,475sf community building, a 228sf pump station, two (2) 750sf entrance booths, an outdoor recreation area with a 25’x45’ pool along with associated site improvements, to amend previously imposed covenants and restrictions
Zone: A Residence to MR
SEQRA Status: Type I Action-coordinated review
PB Recommendation to TB on 5/8/17
Record Extended to 7/9/18

Record Extended to 9/10/18

May 8, 2017

1. JOB#16-36AE; Bunt Development Corp.
Location: w/s of Albany Av., 154.62’ n/o Steele Pl., North Amityville
Proposes: To rezone seven (7) B Residence parcels to Multiple Residence to construct 13 buildings for 98 one-bedroom rental apartments, a caretakers building with a one-bedroom unit, an office and storage along with associated site improvements
Zone: B Residence to Multiple Residence
SEQRA: Type I Action-Coordinated Review
Planning Board Recommended a Change of zone 6/5/17
Record Extended to 09/24/18
June 12, 2017

1. JOB # 16-47A; PIPING ROCK HEALTH PRODUCTS, LLC
   Location: s/s/o Executive Bl., 653’ w/o of Broadhollow Rd., Farmingdale
   Proposes: To maintain 52,381gfa of an existing industrial building, to construct a 25,322sf 1st floor addition, a 15,297sf 2nd floor addition for a total 93,000gfa and to construct three (3) 14’x70’ loading bays
   Zone: G Industry
   SEQRA: Unlisted Action-Uncoordinated Review
   Record Extended to 08/27/18

June 26, 2017

1. JOB # 17-16A; DAVID NUNEZ
   Location: n/s of Oak Street, and east of Pine Street, Copiague
   Proposes: To demolish an existing 808sf 1-story vinyl house with office use and construct a new 1,016sf 2-story frame building with office use.
   Zone: DC Zoning District
   SEQRA: Type II Action
   Record Extended to 07/09/18

   Record Extended to 9/17/18

November 20, 2017 & April 30, 2018

1. JOB # 16-38AE; WAGSTAFF PARTNERS, LTD.
   Location: n/e/c of Old Country Road & Deer Park Av., Deer Park
   Proposes: Change of zone to E Business and to construct a 3,719.75sf office building along with associated site improvements.
   Zone: B Residence to E Business
   SEQRA: Unlisted Action, Uncoordinated Review
   Open: Minor Bldg, Planning, Engineering revisions, comments pending in traffic safety
   Record Extended to 07/16/18
April 16, 2018

1. JOB # 17-06AE; MR Property Builders
   Location: n/s of 45th St., 459.17’ w/o Pacific St., Copiague
   Proposes: To rezone 2 parcels, totaling 87,847.74sf (2.01 acres), from B Residence to MR - Multiple Residence and construct five (5) two-story buildings with a total of 40 rental units.
   Zone: B Residence to MR – Multiple Residence
   SEQRA: Unlisted Action – Uncoordinated Review
   Recommendation to T.B. for change of zone 05/07/18 Res # 2018-065
   Open: Minor revisions for engineering. Needs Town Board and ZBA. Planning to talk with Arch-about concrete by handicapped ramps. Traffic & T.B. to look at additional stop signs
   Record Extended to 07/16/18

June 25, 2018

1. JOB # 13-26B; SHARON SHYRIER
   Location: n/s of 25th St., 125.20’ e/o Catskill Av., Copiague
   Proposes: To subdivide a 15,048sf parcel zoned Residence C into two (2) 7,524sf parcels, maintain an existing dwelling with shed on parcel “A” and construct a single family dwelling with garage on parcel “B”
   Zone: Residence C
   SEQRA: Unlisted Action-Uncoordinated Review
   Open: needs to address the owner occupied c&r on both parcels, must meet w/planning
   Record Extended to 07/23/18

Record Closed

ADDENDUM

A. WORK SESSION/SUBDIVISION

1. JOB # 13-26B; SHARON SHYRIER
   Location: n/s of 25th St., 125.20’ e/o Catskill Av., Copiague
   Proposes: To subdivide a 15,048sf parcel zoned Residence C into two (2) 7,524sf parcels, maintain an existing dwelling with shed on parcel “A” and construct a single family dwelling with garage on parcel “B”
   Zone: Residence C
   SEQRA: Unlisted Action-Uncoordinated Review
B. RESOLUTION/SUBDIVISION/NEGATIVE DECLARATION

1. JOB # 13-26B; SHARON SHYRIER
   Location: n/s of 25th St., 125.20’ e/o Catskill Av., Copiague
   Proposes: To subdivide a 15,048sf parcel zoned Residence C into two (2) 7,524sf parcels, maintain an existing dwelling with shed on parcel “A” and construct a single family dwelling with garage on parcel “B”
   Zone: Residence C
   SEQRA: Unlisted Action-Uncoordinated Review

   Approved

C. RESOLUTION/SUBDIVISION

1. JOB # 13-26B; SHARON SHYRIER
   Location: n/s of 25th St., 125.20’ e/o Catskill Av., Copiague
   Proposes: To subdivide a 15,048sf parcel zoned Residence C into two (2) 7,524sf parcels, maintain an existing dwelling with shed on parcel “A” and construct a single family dwelling with garage on parcel “B”
   Zone: Residence C
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   Approved