

**PLANNING BOARD AGENDA
AUGUST 13, 2018**

A. SITE PLAN REVIEW

1. JOB # 18-05A; MIRANDA ZIMNOCH
Location: n/w corner of Great Neck Rd. and Marconi Blvd.
Proposes: Buildout of 2nd floor offices above 1905-1911 Great Neck Rd. Replace existing façade on 1905-1911 Great Neck Road
Zone: Downtown Copiague
SEQRA: Unlisted Action-Uncoordinated Review

B. ARCHITECTURAL REVIEW

1. APPLICATION # 126885; BACKER, EDLIN, PEDRINE
EXPANSION OF AN EXISTING HOUSE
SCTM # 100-14-01-035

C. COMMUNICATIONS

1. Letter dated August 8, 2018 from James F. Gaughran to the Planning Board regarding PB Job # 16-33A; R Squared, LLC requesting a second extension of time.
2. Memo dated August 8, 2018 from Thomas Young, Commissioner to Pat Halpin, Chairperson, Planning Board regarding PB Job # 16-33A; R Squared, LLC stating no objection to granting a second extension of time.

ACCEPTANCE OF MINUTES

August 6, 2018 - pending

PLANNING BOARD AGENDA
AUGUST 13, 2018

RESERVED CALENDAR

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 09/10/18

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

PLANNING BOARD AGENDA
AUGUST 13, 2018

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 09/17/18

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 10/01/18

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 10/15/18

PLANNING BOARD AGENDA
AUGUST 13, 2018

July 23, 2018

1. JOB # 18-21AF; MAIN & ELM, LLC
Location: e/s of NYS Route 110, 1,122' n/o NYS Route 109, East Farmingdale
Proposes: Interior alteration to a vacant retail & restaurant tenant space in order to construct a 72 seat Blaze Pizza restaurant and a 2,508sf retail space.
Zone: G Industry
SEQRA: Type II Action
Open Items: minor revisions needed for planning. Question on C&R#1 – No further wet use- review with planning; suggestion on pedestrian crosswalk
Record Extended to 8/20/18

2. JOB # 17-24AC; 532 ALBANY AVENUE LLC AND RANDY LAGONTERIE
Location: w/s of Albany Ave., 106.75' n/o Rainbow Lane, Amityville
Proposes: To subdivide 4 parcels into 13, maintain an existing funeral home and 3 residential dwellings and to construct 9 new single family residential dwellings.
Zone: B Residence
SEQRA: Unlisted Action-Uncoordinated Review
Open: Comments pending from DEC; minor revisions needed planning, eng, hwy
Need ZBA
Record Extended to 8/20/18

July 30, 2018

1. JOB # 14-40AEN; DEER HILLS SERVICE, LLC
Location: n/e corner of Deer Park Av. and Nicolls Rd., Deer Park
Proposes: A change of zone for one parcel from B- Residence to E-Business, to convert existing auto/truck repair bays in an existing 1,645sf gasoline service stations into a convenience store, and to construct a one story 1,800sf addition for an auto repair shop, along with associated site improvements.
Zone: E Business and B Residence
SEQRA: Type II Action
Needs Town Board ; Minor revisions needed in planning, highway and traffic safety
Check on dumpster relocation
PB Recommendation to TB for change of zone approved 8/6/18
Record Extended to 10/1/18

PLANNING BOARD AGENDA
AUGUST 13, 2018

August 6, 2018

1. JOB # 17-36A; WALMART

Location: s/e/c of Grumman La. and Broad hollow Rd. (NYS Route 110),
E. Farmingdale

Proposes: To construct a 62,450sf addition to the front and south side of an existing
Walmart 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.

Zone: G Industrial

SEQRA: Unlisted Action-Coordinated Review

Open: Comments pending from Eng-reviewing drainage; look at signage for center
drive. Parking lot repair to be looked at by Engineering. Check condition #6
monoxide vs dioxide

Record Extended to 8/20/18