

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 Babylon Town Hall, 200 East Sunrise Highway, North Lindenhurst, New York on **THURSDAY, MARCH 1, 2018** to consider the following applications at the time listed or as soon thereafter as may be heard.

6:00 p.m.

1. Application #18-010 of Diana Gomez, 35 George Brown Plaza, Amity Harbor, NY. Permission to diminish front yard setback from 30' to 16.9'. All in connection with an existing 2nd story front deck (no stairs). Property located on the north side of George Brown Plaza, 60' west of Dawes Avenue, Amity Harbor, NY.
SCTM#0100-181-2-77 & 76
Zoning District: Residence C Zone

6:00 p.m.

2. Application #18-013 of Maureen Mandich, 6 Jessica Court, West Babylon, NY. Permission to diminish rear yard setback from 40' to 31.3' with 2' roof overhang encroachment. All in connection with the erection of a rear porch. Property located on the south side of Elmwood Road, 358.12' east of Arnold Avenue, West Babylon, NY.
SCTM#0100-214-3-18.005
Zoning District: Residence A Zone

6:00 p.m.

3. Application #18-007 of Stephen Allocca, 234 Heathcote Road, Lindenhurst, NY. Permission to diminish side yard from 10' to 5.8'; diminish total side yards from 25' to 12.3'. All in connection with the erection of a sunroom. Property located on the south side of Heathcote Road, 180' west of Madison Drive, Lindenhurst, NY.
SCTM#0100-207-2-12
Zoning District: Residence C Zone

6:00 p.m.

4. Application #18-014 of Daniel Cronin, 823 Venetian Boulevard, Lindenhurst, NY. Permission to diminish total lot area from 7,200 sq. ft. to 6,071 sq. ft.; diminish front yard setback from 30' to 10'; diminish rear yard setback from 30' to 9' with 2' roof overhang and stair encroachment. All in connection with the erection of a one (1) family dwelling (old dwelling demolished). Property located on the east side of Venetian Boulevard, 1,368' south of Shore Road, Lindenhurst, NY.
SCTM#0100-228-1-72 & 73.006
Zoning District: Residence C Zone

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6:10 p.m.

5. Application #18-009 of Island Transportation Corp., 299 Edison Avenue, West Babylon, NY. Renewal of permission for outdoor storage of trucks and trailers. All in connection with vacant land (previously approved for four (4) years). Property located on the northwest corner of Edison Avenue & Adler Street, West Babylon, NY.
SCTM#0100-74-1-13.001
Zoning District: Industry Gb Zone

6:10 p.m.

6. Application #17-310 of Kiddie Academy Farmingdale (tenant)/500 Bi-County CW NF LLC (prop. owner), 500 Bi-County Blvd., Farmingdale, NY. Renewal of a special exception permit to conduct a day care center. All in connection with a portion of an existing building (previously approved for three (3) years). Property located on the northeast end of Bi-County Boulevard, 104.88' north of Michael Drive, Farmingdale, NY.
SCTM#0100-48-2-13.001
Zoning District: Industry G Zone

6:10 p.m.

7. Application #18-005 of 176 New Highway Realty Holding Corp., 176 New Highway, N. Amityville, NY. Permission to increase total building area from 40% to 46.1% (over by 21,933.3 sq. ft.); increase number of parking spaces allowed within 10' of front yard from zero (0) parking spaces to two (2) parking spaces; diminish off-street parking from 56 parking spaces required to 37 parking spaces provided. All in connection with an existing building. Property located on the east side of New Highway, 515' south of Albany Avenue, Amityville, NY.
SCTM#0100-126-1-2.004
Zoning District: Industry G Zone

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 5, 2018