

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

NOTICE IS HEREBY GIVEN that pursuant to Chapter 213, Article II of the Building Zone Ordinance of the Town of Babylon, the Town of Babylon Zoning Board of Appeals will conduct the following Public Hearings **by video conference with telephone conference call-in capability**, on **THURSDAY, MARCH 4, 2021** at the time listed in the notice below. Any interested parties should call the Zoning Board Office at 631-957-3012 no later than 12:00 p.m., WEDNESDAY, MARCH 3, 2021 to provide an email address to receive instructions for participating in the conference. Video conference link and/or call-in number will be provided by email for interested neighbors to be able to listen and participate in the proceedings. If you do not

want to participate in the hearing, but would like to watch or listen to the proceeding, you may view a livestream of the meeting online on the Town of Babylon YouTube channel at <https://bit.ly/3aNSG2P>. Interested parties will have an opportunity to comment after viewing the livestream, as described below.

6:00 p.m.

1. Application #21-014 of Ruth Flynn Williams, 75 Stuart Avenue, Amityville, NY. Permission to diminish front yard setback from 30' to 19.5' with 2' roof overhang and stair encroachment. All in connection with an existing front porch. Property located on the north side of Flint Road, 740' west of Coolidge Avenue, Amity Harbor, NY.
SCTM#0100-182-1-41
Zoning District: Residence C Zone
Subject Premises: 31 Flint Road, Amity Harbor

6:05 p.m.

2. Application #21-015 of Stacey Messina, 25 Wilson Avenue, Amityville, NY. Permission to diminish distance to property line from 40' to 30.5' on Charleston Drive. All in connection with the erection of a semi-in-ground pool. Property located on the southwest corner of Wilson Avenue & Charleston Drive, Amityville, NY.
SCTM#0100-181-2-194
Zoning District: Residence C Zone

6:10 p.m.

3. Application #21-013 of Louis & Angela Montalbano, 103 Wilson Avenue, Amityville, NY. Permission to diminish south side yard from 10' to 4'; diminish rear yard setback from 30' to 12.4' with 2' roof overhang encroachment. All in connection with the erection of a 2nd story addition. Property located on the west side of Wilson Avenue, 108.28' north of Kerrigan Avenue, Amity Harbor, NY.
SCTM#0100-182-2-19.007
Zoning District: Residence C Zone

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6:15 p.m.

4. Application #21-011 of Nicole Giannini, P. O. Box 931, Lindenhurst, NY. Permission to diminish front yard setback from 40' to 34.7'; diminish south side yard from 15' to 13.2'; diminish north side yard from 15' to 14.8'; diminish total side yards from 35' to 28' with 2' roof overhang and stair encroachment. All in connection with the erection of front and rear porches. Property located on the northeast side of Dolphin Lane East, 419.47' southwest of Marlin Drive, Lindenhurst, NY.
SCTM#0100-191-3-35
Zoning District: Residence A Zone
Subject Premises: 35 Dolphin Lane East, Lindenhurst

6:20 p.m.

5. Application #21-012 Kirsch Ind. Co. & Control Brand (tenant)/KLS Holding Inc. (prop. owner), 1966 A-B Broadhollow Road, East Farmingdale, NY. Permission to increase number of parking spaces in front yard from sixteen (16) to thirty (30) parking spaces; diminish off-street parking from 120 parking spaces to 54 parking spaces; increase front yard setback for building from 10' to 60'1". All in connection with an addition to an existing industrial building. Property located on the north side of Glove Circle, 285' west of Route 110, East Farmingdale, NY.
SCTM#0100-32-1-14
Zoning District: Industry G Zone

ALL APPLICANTS OR THEIR DULY APPOINTED REPRESENTATIVE ARE ASKED TO PARTICIPATE IN THE VIDEO CONFERENCE/CONFERENCE CALL TO PRESENT THEIR APPLICATION TO THE ZONING BOARD. IF AN APPLICANT IS UNABLE TO PARTICIPATE FOR ANY REASON, PLEASE CONTACT THE ZONING BOARD OFFICE AT 631-957-3012.

ALL CASES WILL BE HEARD IN THE ORDER IN WHICH THEY ARE ADVERTISED, AT THE TIME SET FORTH IN NOTICE. MEMBERS OF THE PUBLIC INTERESTED IN THE APPLICATION MAY LISTEN TO THE PROCEEDING, COMMENT DURING VIDEO CONFERENCE OR PHONE CONFERENCE AND SHALL HAVE 7 DAYS THEREAFTER TO COMMENT ON THE APPLICATION BY EMAIL OR REGULAR MAIL DIRECTED TO:

**MAILING ADDRESS:
TOWN OF BABYLON ZONING BOARD
TOWN HALL ANNEX
281 Phelps Lane
North Babylon, New York 11703**

EMAIL ADDRESS: ZONINGCOMMENTS@TOWNOFBABYLON.COM

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

Dated: Babylon Town Hall
Lindenhurst, New York
February 8, 2021