



**INCORPORATED
VILLAGE of PORT JEFFERSON**

121 West Broadway
Port Jefferson, NY 11777
Tel. (631) 473-4744 Fax (631) 473-2049
www.portjeff.com

ZONING BOARD of APPEALS

Chair
Lee Rosner

Members
Michael Verruto
Charles Kenny
Jack Giannola
Valerie Krause

Secretary
Cindy Suarez

AGENDA

May 17, 2007

The Zoning Board of Appeals meeting is held in the Village Court Room, 121 West Broadway, and Port Jefferson, NY 11777. Applications are scheduled to begin at 7:30 PM, or shortly thereafter. Applications may not be heard in the order as they appear on this agenda.

GENERAL BUSINESS:

1. Approval of 3/15/07 and 4/19/07 Zoning Board minutes
2. Discuss new Zoning Board of Appeals application form
3. Discuss new stenographer transcript request form
4. Discuss poster sign size requirement
5. Discuss drafting a memo to the trustees regarding changing the current CEU fee from \$100 to the ZBA fee of \$300

PUBLIC HEARINGS:

1. Appeal No. 367-07JG Section 16, Block 8, Lot 12
Sean & Kathleen Cash
109 Liberty Ave

Applicant seeks a Certificate of Existing Use in accordance with section 250-49(D) for a single-family residence in the Village's RB-2 district located south of Liberty Avenue 150 ft west of Main Street.

2. Appeal No. 368-07LR Section 8, Block 2, Lot 14
Keith J. Pennetti
203 East Broadway

Applicant seeks a Certificate of Existing Use in accordance with section 250-49(D) for a three family residence with detached garage in the Village's RB-2 district north of East Broadway approx 70 ft east of Bleeker Street.

3. Appeal No. 369-07CK Section 21, Block 4, Lot 26
Sal Malguarnera for Dr. Mark Cherches
1428 Main St

Applicant seeks a certificate of Existing Use in accordance with section 250-49(D) for a commercial building in the Village's C-2 district
North of Main Street approx 71 ft east of Linden Place.

4. Appeal No. 370-07MV Section 8, Block 2, Lot 7.3
Jennifer Sigler for Sean Jordan
122 Bleeker St

Applicant seeks an area variance for the construction of a second story deck, the requested side yard setback is 10.58 ft where 15.08 ft is required and the requested combined side yard is 25.58 ft where 30 ft is required.

HOLDOVER APPLICATIONS:

5. Appeal No. 366-07 Section 21, Block3, Lot 15.2
Tsunis & Gasparis LLP for Joan Rubenstein & Kinga Koreh
32 Overton Avenue

Area variance application for a proposed two lot subdivision in the Village's residential single family district RB-2 west side of Overton Road approximately 350 feet north of Sheep pasture Road.

Proposed lot #1 requesting 13,488 sq ft where 15,000 sq ft is required,
Proposed lot #2 requesting 13,267 sq ft where 15,000 sq ft is required
Proposed lot #2 requesting 98 feet lot width where 100 feet is required



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