



**INCORPORATED
VILLAGE of PORT JEFFERSON**

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ZONING BOARD of APPEALS

Chair
Alison LaPointe

Members
Michael Verruto
Mark Brosnan
Jack Giannola
Tracy Stapleton

Secretary
Cindy Suarez

DRAFT ZBA MINUTES

November 4, 2010

PRESENT:

Alison LaPointe, Chair
Tracy Stapleton
Mark Brosnan
Michael Verruto

ABSENT:

Jack Giannola

7:00PM GENERAL BUSINESS

On a motion made by Mr. Brosnan, second by Ms. Stapleton, the minutes of 10/7/10 were approved, vote unanimous.

7:30PM PUBLIC HEARINGS

- 1. Appeal No. 437-10MB
Section 12, Block 3, Lot 6
Sal Malguarnera for Copperbeach Trading Inc.
225 Main Street**

Applicant seeks a Certificate of Existing Use in accordance with section 250-49(D) for an existing two story frame commercial/residential building with cellar entrance. The property is located in the Village's C-1 commercial zoning district.

Present: Sal Malguarnera, Expediter

Mr. Malguarnera submitted an affidavit dated 10/21/08 from Lou Della Rocca affirming knowledge of apartments in 1962.

There were no public comments.

Mr. Verruto made a motion to close the hearing, second by Mr. Brosnan, vote was unanimous.

Ms. LaPointe made a motion to declare the application a Type II action as per Section 175C19 of NYS SEQRA reqs, and Section 1292A of the Village Code, second by Mr. Verruto, vote unanimous.

Mr. Brosnan made a motion to approve the application for a Certificate of Existing Use for the non complying building as depicted on survey by Donald Dekenipp dated 2/5/94. Second by Ms. Stapleton, vote unanimous.

The meeting ended at 8:15PM.

*Respectively submitted,
Cindy Suarez, Secretary to the Zoning Board of Appeals*