

PUBLIC NOTICE

NOTICE IS HEREBY GIVEN that the Town of Islip Planning Board will hold a public hearing on **Thursday, September 18, 2008** at 7:30 p.m. at the Islip Town Hall, 655 Main Street, Islip, New York to consider the merits and to clarify the issues of the following land use applications and to review the associated environmental impacts.

Anyone desiring any information pertaining to these applications may write or appear in person at that time. Any proposed zoning changes listed herein require additional Town Board approval.

This agenda is subject to change without notice. Please contact the Department of Planning on the day of the hearing to confirm application scheduling.

Any disabled person who needs a sign language interpreter, auxiliary aids or special accommodations to attend this meeting, please call - DIVISION OF SERVICES TO THE DISABLED - 224-5335 or 224-5397 TDD.

Islip, New York
August 29, 2008

PLANNING BOARD, TOWN OF ISLIP
FRANK TANTONE, CHAIRMAN
EUGENE MURPHY, COMMISSIONER

Public Hearing

1. **R & R Pizza, Inc. - REVPB2002-16 (0500-437.00-02.00-022.000 and 023.000)**
Southwest corner of Union Boulevard (CR#50) and Milligan Lane, West Islip. The Planning Board is requested to consider the revocation of a special permit for a minor restaurant due to non-compliance with conditions, specifically failure to obtain an approved site plan and complete the required site improvements.

Major Subdivision - Bond Release

2. **Locust Cove, Ronkonkoma - MS2001-82 (0500-086.00-03.00-011.000 and 012.008)**
West side of Locust Avenue, 140 feet south of Peconic Street, Ronkonkoma. The applicant seeks the Board's consideration for a bond release.

Major Subdivision - Bond Replacement

3. **Harley Court, Section 2, Holbrook - MS2003-16 (0500-130.00-01.00-005 thru 011)**
East side of Broadway Avenue, 47.89' south of Harley Court, Holbrook. The applicant requests the Board to consider a bond reduction and the acceptance of a mitigation fee in lieu of sidewalk installation.

Major Subdivision - Cluster Authorization & Final Approval

4. **Karshick Pines, Bohemia - MS2008-01 (0500 23300 0300 002001, 23400 0100 002000-003000)**
East side of Locust Avenue and West side of Walnut Ave, approx 173' north of Pearl St, Bohemia. Applicant requests cluster authorization and final approval for a five lot major subdivision.

Planning Board Application-Public Hearing

5. **AT&T Mobility, LLC - PB2008-25 (0500-119.00-03.00-044.000)**

Northeast corner of Brightside Avenue and Root Avenue, Central Islip

. Applicant requests a modification of the conditions of Planning Board Special Permit PB#97-18 in order to leave existing 125 foot telecommunications tower instead of the permitted 120 feet.

Planning Board Application-Public Hearing

6. **Omnipoint Communications - PB2008-26 (0500-129.00-02.00-027.001)**

Southeast corner of Terry Boulevard and Hummel Avenue, Holbrook. Applicant requests a Planning Board Special Permit to install a wireless communications facility on existing tower pursuant to Town Code Section 68-420.1 (A) (4) (a).

Planning Board Application-Public Hearing

7. **Cecile MacLeod Trust - PB2008-33 (0500-382.00-06.00-005.001)**

Southwest corner of Railroad Street and Center Street, Sayville. Applicant requests a Planning Board Special Permit for a mixed-use building in the Business District pursuant to section 68-257.1.(G)

Planning Board Application-Public Hearing

8. **John Mannino - PB2008-34 (0500-325.00-01.00-042.005)**

North side of Montauk Hwy, approximately 100 feet east of Forbes Street, Oakdale. Applicant requests a modification of deed covenants and restrictions associated with TC #4038 to permit a dumpster within the rear buffer.

Town Board Application - Public Hearing

9. **Broadway Partners Dev. Group, LLC. - CZ2008-07 (0500-217.00-01.00-004.005)**

West side of Broadway Avenue, approximately 350' north of Church Street, Holbrook. Applicant requests a modification of deed covenants and restrictions associated with TC# 4617 in order to use the subject property for industrial and restaurant uses.