

**The next work session of the Zoning Board of Appeals will be held on
May 28, 2015 at 6:30 pm.**

A **Public Hearing** for the applications listed below will follow at 7:00 pm:

MR. BARNES	Appeal No. 14-58 TM No. 0600-99-2-30 Commercial - Signs	Bolla Oil Corp./1998 Peconic LLC 3705 Middle Country Road Calverton, NY ADJOURN TO JUNE 25
MR. SEABROOK	Appeal No. 15-04 TM No. 0600-69-2-10 Commercial	400 Restoration Realty Jedediah Hawkins House 400 South Jamesport Avenue Jamesport, NY RESERVE DECISION
MR. BARNES	Appeal No. 15-10 TM No. 0600-118-2-2.2 Commercial	Hotel Indigo/Indigo Village 226 Seventh Street Assoc. 1822 West Main Street Riverhead, NY HELD OVER
MS. WORTHINGTON	Appeal No. 15-14 TM No. 0600-57-1-7.33 Residential	Edward Curto 105 Deer Run Wading River, NY
MR. WITTMEIER	Appeal No. 15-15 TM No. 0600-86-2-29.1 Commercial	Lighthouse Yacht Club 177 Meeting House Creek Road Aquebogue, NY
MR. SEABROOK	Appeal No. 15-16 TM No. 0600-101-1-10.2 Commercial	Riverhead Dodge Ram 1715/1716 Old Country Road Riverhead, NY
MR. BARNES	Appeal No. 15-17 TM No. 0600-92-2-22.1 Residential	Carol Johnson 124 Point Street So. Jamesport, NY ADJOURN TO JUNE 11
MS. WORTHINGTON	Appeal No. 15-18 TM No. 127-7-8.1 Commercial-Sign	372 Jericho Corp. East Main Office Park, 877-905 East Main Street Riverhead, NY
MR. WITTMEIER	Appeal No. 15-19 TM No. 0600-71-2-25 Residential	Peter Richard 1569 Peconic Bay Boulevard Laurel, NY

Appeal No. 14-52, Bolla Oil Corp./1998 Peconic LLC, 3705 Middle Country Road, Calverton, for variances to and/or relief from the provisions of 108-56 C (9) of the Code of the Town of Riverhead, requesting permission to erect two signs advertising gasoline prices, Section 108-56 C (9) (c) & (d), requesting permission for a primary sign having 64 sq. ft. in area instead of the permitted 48 sq. ft. and advertising other than the name of retailer and gas prices, Section 108-56 D (7) (a) (c) & (d) requesting permission for a secondary sign having 10.92 feet in height instead of the permitted 6 feet, having 31.08 sq. ft. in area instead of the permitted 16 sq. ft., and internally illuminated which is not permitted, and Section 108-56 H (8) (a) requesting permission to erect prohibited internally illuminated signs.

Appeal No. 15-04, 400 Restoration Realty, Jedediah Hawkins House, 400 So. Jamesport Avenue, Jamesport, for an interpretation of Chapter 108, Section 108-3 of the Code of the Town of Riverhead, for area variance relief allowing a catering use, a customary and incidental accessory use to a Country Inn when conducted within the principal building, to take place outside of the principal building.

Appeal No. 15-10, Hotel Indigo, Indigo Village, 226 Seventh Street Assoc., 1822 West Main Street Riverhead, for variances to and/or relief from the provisions of Chapter 108, Sections 108-258 B, requesting permission to construct accessory buildings (Bldgs. 1 & 2) located on an adjacent parcel from the primary hotel building, and Section 108-259 B proposing to construct a total of six individual retail stores (Bldg. 3) with one measuring 1, 000 sq. ft. and five (5) measuring 1,633.3 sq. ft. in area instead of the required total area of each store of 10,000 sq. ft.

Appeal No. 15-14, Edward Curto, 105 Deer Run, Wading River, for a variance to and/or relief from Chapter 108 Section 108-17, requesting permission to maintain a six foot fence located in the front yard.

Appeal No. 15-15, Alex Galasso, Lighthouse Yacht Club, 177 Meeting House Creek Road, Aquebogue, for variances to and/or relief from Chapter 108 Section 108-19 requesting permission to raise the elevation of the existing restaurant building, create second floor storage, and add a deck and an outdoor bar having a rear yard depth of 4.5 feet instead of the required 75 feet, and providing for impervious surface of 19.12% instead of the permitted 15%, Section 108-51 E, proposing to increase the floor area within the required rear yard setback, and Sections 108-56C (3) (d) and 108-56H (3)(c) requesting permission to erect a non-permitted freestanding sign having 0 feet from the front yard property line.

Appeal No. 15-16, Riverhead Dodge Ram, 1715/1716 Old Country Road, Riverhead, for a variance to and/or relief from Chapter 108, Section 108-267 requesting permission to provide 27 feet of an unoccupied area in the front yard instead of the required 35 feet for a proposed building to be constructed for a commercial automobile dealership.

Appeal No. 15-17, Carol Johnson, 125 Point Street, So. Jamesport, for variances to and/or relief from Chapter 108, Section 108-13 requesting permission to maintain a 96 sq. ft. accessory building (shed) having a distance of .5 feet from the rear yard property line instead of the required 5 feet and having 23 feet from the side yard property line abutting the side street instead of the required 50 feet.

Appeal No. 15-18, 372 Jericho Corp. East Main Office Park, 877-905 East Main Street, Riverhead, for variances to and/or relief from Chapter 108, Section 108-56 C (6) (f), requesting permission to erect a directory sign having a total aggregate area of 112 sq. ft. instead of the maximum permitted 60 sq. ft., and Section 108-56 C(6)(g), requesting permission to erect a "site map" sign not permitted with the proposed primary directory sign.

Appeal No. 15-19, Peter Richard, 1569 Peconic Bay Blvd, Laurel, for variances to and/or relief from Chapter 108, Section 108-12, requesting permission to maintain two (2) accessory storage buildings not permitted without a principle use and Section 108-13 both accessory structures having 12.2 feet from the side yard property line instead of the required 20 feet.