

**MINUTES
BOARD OF ZONING APPEALS
INC. VILLAGE OF NORTHPORT**

Minutes of the Meeting of the Board of Zoning Appeals of the Village of Northport held on February 21, 2024 at 6:00 p.m. in Village Hall, 224 Main Street, Northport, NY 11768.

Board Members present: Chairman Andy Cangemi, Roger Ramme, Janet Pushee, Gene Spivak, David Swift, and Attorney John Bennett

Public Portion of Meeting

File #1389 – 39 Main Street

Attorney, Mark Cuthbertson, appeared before the Board on behalf of the Applicant, 39 Main St., LLC, to request a variance to convert the second and third floors of the existing building from offices to apartments. Several residents voiced their concerns over the impact the proposed conversion would have on parking in the area. Additional Exhibit was entered into the record, Exhibit #10 - Letter from CEO of Applied Visions. Hearing was closed.

File #1390 – 81A. Fort Salonga Road (The Whales Tale)

Applicant, Sosh Andriano, appeared before the Board to request to hold two fundraising events on May 26, 2024 and October 6, 2024. After testimony was complete, all were given the opportunity to speak before the hearing was closed.

File #1372 – 42 Woodbine Avenue

Applicant, Gene DeFreitas, appeared before the Board to request a variance to have indoor seating for six in his limited-service restaurant. After testimony was complete, all were given the opportunity to speak before the hearing was closed.

File #1385 – Pole Near 118 & 120 Cherry Street

Attorney, Chris Fisher, Consultant, Chris Fridrich, and Engineer, Peter Gaglio, appeared before the Board on behalf of the Applicant, Extenet Systems, LLC, to request to install a small wireless facility on existing structure in the public right of way. Several residents spoke out in opposition to the application, citing health and safety concerns. Additional Exhibits were entered into the record, Exhibit #36 – 5G Warning Sign, Exhibit #37 – Quote from Amy Worthington. Hearing was closed.

Deliberation

Applications presented this evening were further discussed.

Decisions

File #1369 - 118 Cherry Street

Amended Application Granted

File #1378 - 178 Bayview Avenue

Application Granted

File #1379 – 58 Scudder Place

Amended Application Granted

File #1381 – 110 Seaview Terrace
Amended Application Granted

File #1384 – Wireless Facility on Pole at 504 Main Street
Application Granted

File #1387 – 36 Avenue B
Application Granted

Brian Pernice, Secretary
Board of Zoning Appeals