

**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 July 17, 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, and Attorney John Bennett

Public Portion of Meeting

File #1404 – 55 Burt Avenue

Applicants, James Rubino and Charmaine Rubino, appeared before the Board to request variances to construct a second-floor addition to the north side of the dwelling for the addition of a bath and closet. An additional exhibit was entered into the record, Exhibit #14 – Letters of Support. When testimony was complete, all were given the opportunity to speak before the hearing was closed.

File #1405 – 16 Oakleigh Place

Applicant, Mihaela Marrero, appeared before the Board to request a variance to install an 18' round above ground pool. After testimony was complete, all were given the opportunity to speak before the hearing was closed.

File #1403 – 377 Fort Salonga Road

Applicant, Kimberly Greer, appeared before the Board to request a variance to convert a first-floor retail merchandise space to massage parlor. Applicant requested an adjournment to the September 18, 2024 Public Hearing so she could have additional time to gather evidence to support her application. Chairman agreed to adjourn the application. After testimony was complete, all were given the opportunity to speak.

File #1382 – 231-239 Main Street

Application was adjourned to the 9/18/24 Public Hearing.

Deliberation

Applications presented this evening were further discussed.

File #1402 – 42 Thomas Lane was discussed. Resolution to be drafted by Attorney John Bennett.

Brian Pernice, Secretary
Board of Zoning Appeals