

PUBLIC NOTICE

**PLEASE TAKE NOTICE:** that a public hearing of the Board of Zoning Appeals of the Village of Northport will be held February 21, 2024 at 6:00pm at Village Hall, 224 Main Street, Northport, NY 11768.

**Applicant:** File #1372 Gene DeFreitas

**Owner:** Confido, LLC

**Location:** 42 Woodbine Avenue

**Nature of Application:** For Variance under Central Business A District Section 306-21A (1) Number of Off-Street Parking Spaces for Food Shop with Limited Restaurant Service

**Subject:** Applicant wishes to convert the existing frozen custard retail shop to a food shop with support kitchen and seating for six (6)

**Applicant/Owner:** File #1382 Panichella Holdings, LLC

**Location:** 231-239 Main Street

**Nature of Application:** Appeal Pursuant to Village Law Section 7-712-A (4) of Temporary Certificate of Occupancy

**Subject:** Applicant wishes to appeal the issuance of a Temporary Certificate of Occupancy to The Northport Hotel located at 225 Main Street.

**Applicant:** File #1385 Extenet Systems, LLC

**Owner:** LIPA

**Location:** Pole near 118/120 Cherry Street

**Nature of Application:** Application pursuant to Section 272-4.

**Subject:** Applicant wishes to install a small wireless facility on existing structure in the public right of way.

*1/3/24 - Application amended to change proposed location from 525 Main Street to one of two poles on the Main Street Side of 10 Maple Avenue.*

*1/30/24 – Application amended to change proposed location to a pole in the right of way adjacent to the side yards of 118 and 120 Cherry Street.*

**Applicant/Owner:** File #1389 39 Main St., LLC

**Location:** 39 Main Street

**Nature of Application:** For Variance under Central Business District A Section 306-25A Residential Off-Street Parking Requirements. Conversion would require 24 parking stalls and 0 will be provided.

**Subject:** Applicant wishes to convert the second and third floors of the existing building from offices to apartments.

**Applicant:** File #1390 Sosh Andriano (The Whales Tale)

**Owner:** Britannia Acquisition Corp.

**Location:** 81A Fort Salonga Road

**Nature of Application:** Application for Special Use Permit pursuant to Section 306-39B(2)(g)[1][b] Outdoor live and amplified music for no more than four special events, each such event to be held on a single day between the hours of 12:00 P.M. and 8:00 P.M.

**Subject:** Applicant requests permission to hold two (2) fundraising events on May 26, 2024 and October 6, 2024.

February 5, 2024  
Village of Northport

Brian Pernice  
Secretary to the Board of Zoning Appeals