

**Incorporated Village of Valley Stream  
123 South Central Avenue  
Valley Stream, New York 11580  
Board of Zoning and Appeals  
516-592-5142**

**MINUTES OF THE BOARD OF APPEALS  
February 7, 2023**

**Case No. M/D 2-17**

Angelica & Daniel Avila, 134 Martens Avenue, Valley Stream, New York

**Re: 134 Martens Avenue, Valley Stream, New York**

Application pursuant to Chapter 99, Article XXI, Section 99-2101 of the Code of the Village of Valley Stream for a three- year extension of time to an existing Mother/ Daughter Special Use Permit.

The subject premises is located on the southwest corner of Martens Avenue formed by the intersection of North Terrace Place and Martens Avenue known as No. 134 Martens Avenue, Valley Stream, New York.

**MR. PIZZOLO MADE A MOTION TO CLASSIFY THIS APPLICATION AS AN UNLISTED ACTION UNDER THE MEANING OF SEQRA WHICH IS HEREBY DETERMINED NOT TO HAVE SIGNIFICANT IMPACT ON THE ENVIRONMENT AND TO APPROVE SUBJECT TO FINAL APPROVAL BY THIS BOARD OF THE WRITTEN DECISION.**

**SECONDED BY: Mr. DeLucie**

**ROLL CALL: Mr. Bond- yes  
Mr. Frusci- yes  
Mr. Pizzolo- yes  
Mr. DeLucie- yes  
Mr. Panzarino- yes**

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**Case No. M/D 3-02**

Dgawanti Ajodha, 68 Guenther Avenue, Valley Stream, New York

**Re: 68 Guenther Avenue, Valley Stream, New York**

Application pursuant to Chapter 99, Article XXI, Section 99-2101 of the Code of the Village of Valley Stream for a three- year extension of time to an existing Mother/ Daughter Special Use Permit.

The subject premises is located on the west side of Guenther Avenue, 400' north of the corner formed by the intersection of Casper Street and Guenther Avenue known as No. 68 Guenther Avenue, Valley Stream, New York.

**MR. PIZZOLO MADE A MOTION TO CLASSIFY THIS APPLICATION AS AN UNLISTED ACTION UNDER THE MEANING OF SEQRA WHICH IS HEREBY DETERMINED NOT TO HAVE SIGNIFICANT IMPACT ON THE ENVIRONMENT AND TO APPROVE SUBJECT TO FINAL APPROVAL BY THIS BOARD OF THE WRITTEN DECISION.**

**SECONDED BY: Mr. DeLucie**

**ROLL CALL: Mr. Bond- yes  
Mr. Frusci- yes  
Mr. Pizzolo- yes  
Mr. DeLucie- yes  
Mr. Panzarino- yes**

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**Case No. M/D 2-13**

Francisco Javiel Lahoz, 7 Oak Street, Valley Stream, New York

**Re: 7 Oak Street, Valley Stream, New York**

Application pursuant to Chapter 99, Article XXI, Section 99-2101 of the Code of the Village of Valley Stream for a three- year extension of time to an existing Mother/ Daughter Special Use Permit.

The subject premises is located on the north side of Oak Street, 123.82' east of the corner formed by the intersection of South Brush Drive and Oak Street known as No. 7 Oak Street, Valley Stream, New York.

**MR. PIZZOLO MADE A MOTION TO CLASSIFY THIS APPLICATION AS AN UNLISTED ACTION UNDER THE MEANING OF SEQRA WHICH IS HEREBY DETERMINED NOT TO HAVE SIGNIFICANT IMPACT ON THE ENVIRONMENT AND TO APPROVE SUBJECT TO FINAL APPROVAL BY THIS BOARD OF THE WRITTEN DECISION.**

**SECONDED BY: Mr. DeLucie**

**ROLL CALL: Mr. Bond- yes  
Mr. Frusci- yes  
Mr. Pizzolo- yes  
Mr. DeLucie- yes  
Mr. Panzarino- yes**

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**Case No. M/D 1-19**

Dawn Junor, 19 Spruce Lane, Valley Stream, New York

**Re: 19 Spruce Lane, Valley Stream, New York**

Application pursuant to Chapter 99, Article XXI, Section 99-2101 of the Code of the Village of Valley Stream for a three- year extension of time to an existing Mother/ Daughter Special Use Permit.

The subject premises is located on the south side of Spruce Lane, 283' west of the corner formed by the intersection of Cochran Place and Spruce Lane known as No. 19 Spruce Lane, Valley Stream, New York.

**MR. PIZZOLO MADE A MOTION TO CLASSIFY THIS APPLICATION AS AN UNLISTED ACTION UNDER THE MEANING OF SEQRA WHICH IS HEREBY DETERMINED NOT TO HAVE SIGNIFICANT IMPACT ON THE ENVIRONMENT AND TO APPROVE SUBJECT TO FINAL APPROVAL BY THIS BOARD OF THE WRITTEN DECISION.**

**SECONDED BY: Mr. Panzarino**

**ROLL CALL: Mr. Bond- yes  
Mr. Frusci- yes  
Mr. Pizzolo- yes  
Mr. DeLucie- yes  
Mr. Panzarino- yes**

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**Case No. 4151**

John Campanella, 176 North Central Avenue, Valley Stream, New York

**Re: 176 North Central Avenue, Valley Stream, New York**

Application for a Variation from Section 99-1707.B.3 of the Code of the Village of Valley Stream to replace freestanding sign.

Section 99-1707.B.3 of the Code of the Village of Valley Stream requires the width of the sign may not exceed 7 feet; whereas, proposed sign is 12.04 feet.

The subject premises is located on the southwest corner of North Central Avenue formed by the intersection of Meyer Avenue and North central Avenue known as No. 176 North Central Avenue, Valley Stream, New York.

**MR. PIZZOLO MADE A MOTION TO CLASSIFY THIS APPLICATION AS AN UNLISTED ACTION UNDER THE MEANING OF SEQRA WHICH IS HEREBY DETERMINED NOT TO HAVE SIGNIFICANT IMPACT ON THE ENVIRONMENT AND TO APPROVE WITH CONDITION SUBJECT TO FINAL APPROVAL BY THIS BOARD OF THE WRITTEN DECISION.**

**SECONDED BY: Mr. DeLucie**

1. No additional signage is permitted on the sign.

**ROLL CALL: Mr. Bond- yes**  
**Mr. Frusci- yes**  
**Mr. Pizzolo- yes**  
**Mr. DeLucie- yes**  
**Mr. Panzarino- yes**

Upon a motion by Mr. Pizzolo, seconded by Mr. DeLucie and unanimously carried the meeting was adjourned at 8:49 p.m.

Jennifer Minori  
Secretary to Board of Appeals