

**Incorporated Village of Port Jefferson**  
**88 North Country Rd. Port Jefferson, N.Y. 11777**  
**Ph. (631) 473-4744**  
[www.portjeff.com](http://www.portjeff.com)

**PUBLIC NOTICE**

FOR RELEASE IN THE LEGAL SECTION OF THE APRIL 4, 2024 EDITION OF THE PORT TIMES RECORDS  
NEWSPAPER

**Inc. Village of Port Jefferson Zoning Board of Appeals**

*PURSUANT TO THE PROVISIONS of Article XI, §250-50 of the Code of Village of Port Jefferson, please take notice that the Zoning Board of Appeals of the Incorporated Village of Port Jefferson will hold a Public Hearing on Thursday April 18, 2024, at 6:30 PM at Village Hall located at 121 West Broadway, Port Jefferson. (A pre-hearing work session will begin at 6:00PM)*

The meeting will be livestreamed on official YouTube channel  
[youtube.com/IncVillageofPortJeffersonOfficial](https://youtube.com/IncVillageofPortJeffersonOfficial)

**415-417 East Main Street**

**Appeal No.** #ZB-0004-24  
**SCTM:** 206-0012-0010-001 & 002.2  
**Zoning:** C-1 Central Commercial District  
**Property Owner:** Pietro Parillo  
**Applicant:** Pietro Parillo  
**Contact:** Pietro Parillo  
**Description:** Proposed mixed use apartment building  
**Action:** Public Hearing

The proposed project requires the following variances pursuant to Port Jefferson Village Code:

- §250 Attachment 2 - Bulk and Parking Regulations for Nonresidential – Floor Area Ratio (FAR) 2 required, 2.2 requested.
- §250-18.F.(4).(c).[1] - A lot on which any proposed freestanding apartment(s) is to be constructed shall have a minimum of 40,000 square feet, 5,889.6 square feet requested.
- §250-18.F.(4).(c).[2] - Shall be constructed only on that portion of the district which does not front on Main Street or East Main Street, constructed on Main Street requested.

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*Respectfully Submitted,*  
*Cindy Suarez, Secretary to the Planning & Zoning Boards*  
*March 29, 2024*