



ROBERT J. COLLEGIO, P.E.  
CHAIR

DEBRA A. DERRICO  
DISTRICT MANAGER

THE CITY OF NEW YORK  
**Community Board 2**  
BOROUGH OF STATEN ISLAND

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Land Use Public Hearing Minutes  
November 10, 2020 – 7:00 P.M.  
Via Virtual Zoom

Community Board 2 held a virtual Land Use Public Hearing on Tuesday, November 10, 2020 7:00 PM.

Board Members Present: Robert J. Collegio, Rosanne Clift, Sal Genovese, Fred R. Giunta, Lillian Lagazzo, Joseph E. Markowski, Gerard J. Ruggiero, David Santoro, Steven Zboinski

Board Members Absent: Antoinette Balzano, Roy J. Garlisi, Dr. Mohammad Khalid, Joel M. Traube

Guests: Susan Conlon, Richmondtown and Clark Avenue Civic Association; Philip Rampulla, Anthony Portillo, Mark Moss, Matthew Simoncini

Staff: Debra A. Derrico, District Manager

Land Use Chair, David M. Santoro opened the meeting at 7:00 P.M. with the pledge to the Flag of the United States of America.

David announced the first item on the agenda and introduced the applicant's representative Phil Rampulla.

300 Ocean Terrace and 2 Oaktree Way (Special Natural Area District)

Block: 864; Lot:1

City Planning Application Numbers: N 170032 ZAR, N 170033 ZAR, N 170034 ZAR;

Application pursuant to ZR 105-421 (modification of topographic features on a Tier I site), 105-422 (a development on a portion of a zoning lot having steep slope or steep slope buffer), and 105-425 (modification of botanic environment and tree preservation and planting requirements) to facilitate a new two story, 6,551 sq. ft., single family home are being sought. (Applicant's representative - Rampulla Associates Architects, LLP)

Board Members' Vote: 11- In Favor; 0-Opposed; 0-Abstained; 0-Not Entitled

David announced the second item on the agenda and introduced the applicant's representative Anthony Portillo.

68 Austin Avenue

Block: 3116; Lot: 0089

BSA Calendar No. 2020-77-BZ

Application: Variance ((§72-21) to permit the enlargement of an existing building contrary to Zoning Resolution ZR 23-45 (front yard setback) in an R3-1 Zoning District.

(Applicant's representative – AMP Architecture, PLLC )

Board Members' Vote: 9- In Favor; 2-Opposed; 0-Abstained; 0-Not Entitled

Having no further business, the meeting was adjourned at 8:15 P.M.

Respectfully submitted by David M. Santoro, Chair – Land Use Committee