

WORK SESSION AGENDA
SOUTHOLD TOWN PLANNING BOARD
Monday, August 8, 2016
4:00 p.m.
Southold Town Meeting Hall

2:30 p.m. Executive Session – Supervisor’s Conference Room

4:00 p.m. Applications – Meeting Hall

Project Name:	Fishers Island Club Additions	SCTM#:	1000-4-6-9
Location:	Off East End Road, ±820' s/w/o of East Main Road & East End Road, Fishers Island		
Description:	This Amended Site Plan is for the proposed addition of 10,471 sq. ft. to expand the existing use areas within the club house and increase the existing 14,270 sq. ft. Fishers Island Country Club to 24,741 sq. ft., including the addition of 28 parking stalls and a new sanitary system on 12.3 acres in the R-120 Zoning District.		
Status:	Pending		
Action:	Review referrals & SEQR		
Attachments:	Staff Report		

Project Name:	East End Tick & Mosquito Pest Control	SCTM#:	1000-97-3-2
Location:	36570 Route 25, ±420' s/w/o of Skunk Lane. & Main Road, Cutchogue		
Description:	This Site Plan is for the proposed conversion of an existing building to a single family dwelling with an attached business office with four (4) parking stalls on 0.25 acres in the Limited Business (LB) Zoning District.		
Status:	Pending		
Action:	Review referrals.		
Attachments:	Staff Report		

Project Name:	Hudson City Amended	SCTM#:	1000-122-3-17.1
Location:	11600 Route 25, s/e/o Pacific Street & NYS Route 25, Mattituck		
Description:	This Amended Site Plan Application is for the proposed use change of an approved two story medical office building to a first floor consisting of a 1,200 sq. ft. restaurant & 3,550 sq. ft. of retail space and the second floor containing three (3) medical offices on 1.9 acres in the B/R-40 Zoning Districts.		
Status:	New Application		
Action:	Review for completeness.		
Attachments:	Staff Report		

Project Name:	Country Car Wash	SCTM#:	1000-125-1-19.5
Location:	6565 NYS Rt. 25, ±724' s/w/o Bray Ave. & NYS Rt. 25, Mattituck		
Description:	This Amended Site Plan Application is for two roof additions at 24' x 32' and 24' x 28' (1,440 total sq. ft.) to an existing 960 sq. ft. car wash facility on 0.918 acres in the General Business Zoning District.		
Status:	New Application		
Action:	Review for completeness.		
Attachments:	Staff Report		

Project Name:	Threes Brewing East	SCTM#:	1000-83-3-4.6
Location:	12820 Oregon Road, south corner of Cox Lane & Oregon Road, Cutchogue		
Description:	This Site Plan Application is for the proposed construction of a 100' x 65' (6500 sq. ft.) steel building for production (brewery with no retail), office and storage with 21 parking stalls on 0.96 acres in the Light Industrial Zoning District, Cutchogue.		
Status:	New Application		
Action:	Review for completeness.		
Attachments:	Staff Report		

Project Name:	Southold Gas Station & Convenience Store	SCTM#:	1000-55-5-2.2
Location:	45450 CR 48, on the s/w corner of CR 48 and Youngs Avenue, Southold.		
Description:	This Amended Site Plan is for the proposed conversion of an existing 3,476 sq. ft. building (formerly for vehicle detailing, RV sales and servicing) to a convenience store and vehicle fuel sales, with: 6 fuel pumps (12 fueling stations), two canopies, one at 50' x 24' (1,200 sq. ft.) and the other at 50' x 50' (2,500 sq. ft.) and 29 parking spaces on 1.46 acres in the General Business (B) Zoning District.		
Status:	Pending		
Action:	Review Draft Environmental Impact Statement for adequacy.		
Attachments:	Hand-out		

Project name:	Koehler Family Ltd. Partnership	SCTM#:	1000-115-10-1
Location:	4180 New Suffolk Avenue, on the corner of Marratooka Road and New Suffolk Avenue, Mattituck		
Description:	This proposal is a Clustered Standard Subdivision of a 14.9 acre parcel into seven lots where Lot 1 equals 0.80 acres; Lot 2 equals 0.90 acres inclusive of 0.09 acres of unbuildable lands; Lot 3 equals 1.11 acres inclusive of 0.22 acres of unbuildable lands; Lot 4 equals 0.71 acres; Lot 5 equals 0.66 acres; Lot 6 equals 0.70 acres; Lot 7 equals 9.5 acres inclusive of 8.72 acres of Open Space and 0.05 acres of unbuildable lands, located in the R-80 Zoning District. This property includes a proposed road totaling 0.54 acres.		
Status:	Conditional Sketch Approval		
Action:	Review design and SEQRA		
Attachments:	Staff Report		

Discussion:

- Draft Planning Department Monthly Report for July 2016.