

**OFFICE LOCATION:**  
Town Hall Annex  
54375 State Route 25  
(cor. Main Rd. & Youngs Ave.)  
Southold, NY



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**PLANNING BOARD OFFICE**  
**TOWN OF SOUTHOLD**

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WORK SESSION AGENDA  
Monday, January 25, 2021  
4:00 p.m.

This meeting is public; however it does not constitute a public hearing. Testimony from the public may not be solicited nor received. The Planning Board may add or remove applications from the Agenda upon its discretion, without further notice. Applications may not be heard in the order they appear on this agenda.

This work session will be held virtually via the Zoom online platform. Pursuant to Executive Order 202.1 of New York Governor Andrew Cuomo in-person access by the public will not be permitted.

Options for public attendance:

- To join via computer:  
[Click Here](#)

Or

Online at the website [zoom.us](https://zoom.us), click "Join a Meeting" and enter the

Meeting ID: **967 1438 1081**

Password: **614337**

- Join by telephone:  
Call 1(646)558-8656  
Enter Meeting ID and password when prompted (same as above)

Project Name:	<b>Fishers Island Airport Hangar</b>	SCTM#:	1000-12-1-18
Location:	Whistler Avenue, Fishers Island		
Description:	This site plan is for the proposed construction of a 4,200 sq. ft. aircraft hangar and ±13,790 sq. ft. of paved access and tarmac area at an existing airport on 192 acres in the R-400 Zoning District.		
Status:	Pending		
Action:	Update		
Attachments:	Staff Report		

Project Name:	<b>First Universalist Church</b>	SCTM#:	1000-63-6-6.1 & 6.2
Location:	51970 Route 25, Southold		
Description:	This site plan is for the proposed construction of a one story 6,816 sq. ft. place of worship and 32 parking stalls. There is an existing parish house and single family dwelling to remain, all on 1.2 acres in the Residential Office (RO) Zoning District.		
Status:	Pending		
Action:	Update		
Attachments:	Staff Report		

Project Name:	<b>Colusa North Conservation Subdivision</b>	SCTM#:	1000-84-2-1.1, 3.3 & 3.4
Location:	7750 Bridge Lane, 26285 & 26385 County Route 48, Cutchogue		
Description:	This proposal is for an 80/60 Conservation Subdivision of 66.2 acres into 11 residential lots ranging in size from 0.8 acres to 2 acres with a private road (2.5 acres), and an agricultural lot of 51.26 acres, from which development rights are proposed to be sold to the Town of Southold in the AC and R-80 Zoning Districts.		
Status:	Pending		
Action:	Overview in preparation for public hearing		
Attachments:	Staff Report		

Project Name:	<b>Tenedios Barn &amp; Greenhouse Amended #3</b>	SCTM#:	1000-19-1-1.4
Location:	28410 Route 25, Orient		
Description:	This amended agricultural site plan is for the relocation of a proposed one story 8,664 sq. ft. building to house livestock and store feed, supplies and farm equipment; which was granted conditional approval from the Planning Board in 2019 and not constructed. The plan includes a 60' x 24' (1,440 sq. ft.) greenhouse and other existing accessory agricultural buildings on a 34.5 acre farm, of which 29.5 acres have development rights held by Southold Town and 5 acres have development rights intact (the greenhouse is located in the 5-acre area and the barn is located in the 29.5-acre area) in the R-200 Zoning District.		
Status:	Pending		
Action:	Referral Review		
Attachments:	Staff Report		

Project Name:	<b>Robert Schreiber Minor Subdivision</b>	SCTM#:	1000-95-1-4
Location:	Oregon Road, Cutchogue		
Description:	This approved minor subdivision is for 4 lots on 47.4 acres on the north side of Oregon Road, west of Alvah's Lane in Mattituck in the R-80 Zoning District. Development Rights on 32.27 acres have been sold to the Town of Southold.		
Status:	Approved		
Action:	Review for construction to begin		
Attachments:	Staff Report		

Project Name:	<b>The Orchards</b>	SCTM#:	1000-27-1-3
Location:	2595 Orchard Street, Orient		
Description:	This proposal is for a Clustered Standard Subdivision of a 13.3 acre parcel into five lots where Lot 1 = 9.33 acres including a 1.35 acre building envelope and 7.98 acres of preserved Open Space, Lot 2 = 0.99 acres, Lot 3= 1.14 acres, Lot 4= 0.92 and Lot 5= 0.92 acres in the R-80 Zoning District.		
Status:	Conditional Sketch Approval		
Action:	Draft Environmental Impact Statement (DEIS) Comments Review		
Attachments:	Staff Report		

**Discussion:**

- ❖ ZBA Request for Comments: 12425 Sound LLC, 12425 Old Sound Ave., Mattituck, SCTM#1000-141-3-39, Conversion and Expansion of Building for Apartments
  
- ❖ ZBA Request for Comments: Suffolk County Energy Storage, 69430 NYS Route 25, Greenport, SCTM#1000-45-5-1