

AGENDA
THURSDAY, DECEMBER 15, 2016
SPECIAL MEETING
6:00 P.M.

Place of Meeting: Southold Town Hall Annex, Capitol One Bank Building, Second Floor Board Room, 54375 Main Road at Youngs Avenue, Southold.

Call to Order by Chairperson Weisman.

I. STATE ENVIRONMENTAL QUALITY REVIEWS:

New Applications: reviews (pending)

II. EXECUTIVE SESSION:

Legal Advice

III. WORK SESSION:

1. Requests from Board Members for future agenda items
2. #6997 Hazard decision of December 1, 2016.

IV. POSSIBLE RESOLUTION TO CLOSE THE FOLLOWING HEARINGS:

DOUG GEROWSKI #6973 – (Adj. from October 6, 2016) Request for Variance(s) from Article XXIII, Section 280-124 and the Building Inspector’s May 19, 2016, amended June 13, 2016 Notice of Disapproval based on an application for building permit to construct additions and alterations to an existing single family dwelling, at; 1) more than the code permitted maximum lot coverage of 20%, located at: 2570 Clearview Avenue, (adj. to Goose Creek) Southold, NY. SCTM# 1000-70-10-29.2

FRANK ZAGARINO #7008 - Request for Variance(s) from Article III, Section 280-15 and Article XXIII, Section 280-124 and the Building Inspector’s September 2, 2016, Notice of Disapproval based on an application to demolish an existing single family dwelling and rebuild a new single family dwelling, at; 1) proposed single

family dwelling is less than the code required rear yard minimum setback of 35 feet; 2) proposed single family dwelling is less than the code required combined minimum side yard setback of 25 feet; 3) proposed construction places existing 100 sq. ft. accessory shed in other than the code required rear yard; 4) proposed construction places existing 164 sq. ft. accessory shed in other than the code required rear yard, located at: 200 South Oakwood Drive, Laurel, NY. SCTM#1000-145-3-3.1.

ADAM SUPRENANT #7002 - Request for Variance(s) from Article XXII, Section 280-105C (3) and the Building Inspector's June 30, 2016, Notice of Disapproval based on an application for a building permit to legalize an "as-built" deer fence, at; 1) proposed deer fence located in other than the code permitted side or rear yards, located at: 425 South Harbor Road, Southold, NY. SCTM#1000-75-4-29.

V. DELIBERATIONS/POSSIBLE DECISIONS/RESOLUTIONS:

DOUG GEROWSKI #6973 – Request for Variance(s) from Article XXIII, Section 280-124 and the Building Inspector's May 19, 2016, amended June 13, 2016 Notice of Disapproval based on an application for building permit to construct additions and alterations to an existing single family dwelling, at; 1) more than the code permitted maximum lot coverage of 20%, located at: 2570 Clearview Avenue, (adj. to Goose Creek) Southold, NY. SCTM# 1000-70-10-29.2

DONNA AND FRED FRAGOLA #7004 - Request for Variance(s) from Article XXIII, Section 280-124 and the Building Inspector's August 23, 2016, Notice of Disapproval based on an application for a building permit to construct a new single family dwelling, at; 1) less than the code required minimum front yard setback of 35 feet, 2) less than the code required minimum rear yard setback of 35 feet, located at: 620 Corwin Street, Greenport, NY. SCTM#1000-48-2-44.2.

FRANK ZAGARINO #7008 - Request for Variance(s) from Article III, Section 280-15 and Article XXIII, Section 280-124 and the Building Inspector's September 2, 2016, Notice of Disapproval based on an application to demolish an existing single family dwelling and rebuild a new single family dwelling, at; 1) proposed single family dwelling is less than the code required rear yard minimum setback of 35 feet; 2) proposed single family dwelling is less than the code required combined minimum side yard setback of 25 feet; 3) proposed construction places existing 100 sq. ft. accessory shed in other than the code required rear yard; 4) proposed construction places existing 164 sq. ft. accessory shed in other than the code required rear yard, located at: 200 South Oakwood Drive, Laurel, NY. SCTM#1000-145-3-3.1.

PHILIP WASILAUSKY #7001 - Request for Variance(s) from Article XXIII, Section 280-124 and the Building Inspector's July 18, 2016, Amended August 18, 2016 Notice of Disapproval based on an application for a building permit to construct additions and alterations to an existing single family dwelling, at; 1) proposed additions and alterations less than the code required front yard minimum setback of 35 feet, 2) proposed additions

more than the code permitted maximum lot coverage of 20%: 105 Private Road (AKA 575 Goose Creek Lane), Southold, NY. SCTM#1000-77-3-25.

ADAM SUPRENANT #7002 - Request for Variance(s) from Article XXII, Section 280-105C (3) and the Building Inspector's June 30, 2016, Notice of Disapproval based on an application for a building permit to legalize an "as-built" deer fence, at; 1) proposed deer fence located in other than the code permitted side or rear yards, located at: 425 South Harbor Road, Southold, NY. SCTM#1000-75-4-29.

JEFF AND JAIME ABRAMS #7003 - Request for Variance(s) from Article XXII, Section 280-116a(1) and the Building Inspector's September 1, 2016, Notice of Disapproval based on an application for a building permit to demolish an existing house and construct a new single family dwelling and a new detached accessory deck, at; 1) proposed dwelling is located less than the code required 100 feet from the top of the bank; 2) proposed accessory deck located less than the code required 100 feet from the top of the bank, located at: 7325 Nassau Point Road, (Adj. to Little Peconic Bay) Cutchogue, NY. SCTM#1000-118-4-1.

JOHN AND CATHERINE BOYLE #7005 - Request for Variance(s) from Article IV, Section 280-15 and the Building Inspector's August 8, 2016, Notice of Disapproval based on an application for a building permit to legalize an "as built" farm accessory barn, at; 1) at more than the maximum height of 22 feet, located at: 24435 Route 25 (Main Road), Orient, NY. SCTM#1000-18-2-34.

REVCO LIGHTING & ELECTRICAL SUPPLY/STODIEN DEVELOPMENT #7006 - Request for Variance(s) from Article XIX, Section 280-85 D and the Building Inspector's September 13, 2016, Notice of Disapproval based on an application for a sign permit to erect a second freestanding sign, at; 1) more than the code required maximum number of freestanding signs allowed for each frontage, on a public street or way, located at: 55765 Route 25 (Main Road), Southold, NY. SCTM#1000-63-3-8.

FRANK AND DENISE DELLAQUILA #7007 - Request for Variance(s) from Article XIX, Section 280-13(A)6(p) and the Building Inspector's September 14, 2016, Notice of Disapproval based on an application to legalize an "as-built" accessory apartment in the basement of a single family dwelling for a proposed bed and breakfast, at; 1) bed and breakfast facilities shall not be permitted by Town Code in or on premises for which an accessory apartment is authorized or exists, located at: 4725 New Suffolk Avenue, Mattituck, NY. SCTM#1000-115-4-8.4.

VI. RESOLUTIONS

A. **Resolution**: to authorize advertising of hearings for Regular Meeting to be held January 5, 2017 which Regular Meeting will commence at 8:30 A.M., Town Meeting Hall, 53095 Main Road, Southold.

B. **Resolution**: to approve minutes from December 1, 2016 Regular Meeting.