

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

PUBLIC MEETING AGENDA
Monday, August 9, 2021
6:00 p.m.

Options for public attendance:

◆ In person:

Location: Southold Town Hall, Main Road, Southold.

or

◆ To join via computer:

[Click Here](#)

or

Online at the website **zoom.us**

Click "Join a Meeting"

Meeting ID: **895 1801 5166**

Password: **451081**

◆ Join by telephone:

Call 1(646)558-8656

Enter Meeting ID and password when prompted (same as above)

SETTING OF THE NEXT PLANNING BOARD MEETING

Board to set Monday, **September 13, 2021 at 6:00 p.m.** as the time for the next regular Planning Board Meeting.

SUBDIVISIONS

CONDITIONAL SKETCH PLAN APPROVAL EXTENSION:

Tuthill Conservation Subdivision – This proposal is for an 80/60 Conservation Subdivision of four parcels (total area=112 acres) into 17 residential lots, with 94 acres to be preserved. The properties are located on Main Road in Orient in the R-80 and R-200 Zoning Districts. SCTM#'s 1000-17-4-16, 1000-17-6-14.2, 1000-18-3-30.3 and 1000-18-6-17.3

CONDITIONAL FINAL PLAT EXTENSION:

Gonzalez Standard Subdivision – This proposal is for the standard subdivision of a 4.29-acre parcel into two lots, where Lot 1 is 2.07 acres and Lot 2 is 2.22 acres in the R-80 Zoning District. This parcel is located at 2050 Platt Rd (+/- 1,830' south of S.R. 25), Orient. SCTM#1000- 27.-1-9

CONDITIONAL FINAL PLAT DETERMINATION:

Fishers Island Weathervane Resubdivision – This resubdivision proposes to transfer 4,617 sq. ft. from Lot 1 (SCTM#1000-2-1-8.1) to Lot 2 (SCTM#1000-2-1-8.2), and 2,884 sq. ft. from Lot 2 to Lot 1. Lot 1 will decrease from 69,972 sq. ft. to 68,239 sq. ft., and Lot 2 will increase from 72,818 sq. ft. to 74,551 sq. ft. in the R-120 zoning district. Both lots require a variance from the Zoning Board of Appeals to be less than the minimum lot size of 120,000 sq. ft. SCTM#1000-2-1-8.1 & 8.2

SITE PLAN APPLICATIONS

DETERMINATIONS:

Boisseau Avenue Farm – This site plan application is for the proposed construction of a 1-story 2,520 sq. ft. building for agricultural storage, two 96' x 30' greenhouses, a gravel access road and parking area located on ±16 acres in the R-80 Zoning District. The property is located at 850 Maier Place, Southold. SCTM#1000-55-6-37.1

Murtha Agricultural Barn – This site plan application is for the proposed construction of a 42' x 60' agricultural storage building for equipment related to raising livestock and pasture management, on 20.6 acres in the AC Zoning District. The property is located at 2668 Long Creek Drive, Southold. SCTM#1000-56-1-11.15

PUBLIC HEARING HELD OVER

6:00 p.m. – Hard Corner Southold Mixed Use – This site plan is for the proposed construction of a 2-story 4,983 sq. ft. mixed-use building fronting NYS Route 25 with retail on the first floor and three (3) apartments on the second floor, and 25 parking stalls; and four (4) 1,597 sq. ft. residential rental units (age-restricted 55+) along Wells Avenue, all on 2.28 acres in the Hamlet Business (HB) Zoning District. The property is located at 53530 Route 25, Southold. SCTM#1000-61-4-1