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**BOARD OF TOWN TRUSTEES  
TOWN OF SOUTHOLD**

**PUBLIC HEARING AGENDA  
WEDNESDAY, AUGUST 16, 2023 at 5:30PM  
TOWH HALL MAIN MEETING HALL**

CALL MEETING TO ORDER  
PLEDGE OF ALLEGIANCE

- I. **NEXT FIELD INSPECTION:** Wednesday, September 6, 2023 at 8:00 AM.
- II. **NEXT TRUSTEE MEETING:** Wednesday, September 13, 2023 at 5:30 PM at the Town Hall Main Meeting Hall.
- III. **WORK SESSIONS:** Monday, September 11, 2023 at 5:00PM at the Town Hall Annex 2<sup>nd</sup> floor Executive Board Room; and on Wednesday, September 13, 2023 at 5:00PM at the Main Town Hall Meeting Hall.
- IV. **MINUTES:** Approve Minutes of June 14, 2023 and July 19, 2023.
- V. **MONTHLY REPORT:** The Trustees monthly report for July 2023. A check for \$25,140.75 was forwarded to the Supervisor's Office for the General Fund.
- VI. **PUBLIC NOTICES:** Public Notices are posted on the Town Clerk's Bulletin Board for review.
- VII. **STATE ENVIRONMENTAL QUALITY REVIEWS:**

**RESOLVED** that the Board of Trustees of the Town of Southold hereby finds that the following applications more fully described in Section X Public Hearings Section of the Trustee agenda dated Wednesday, August 16, 2023 are classified as Type II Actions pursuant to SEQRA Rules and Regulations, and are not subject to further review under SEQRA:

8 Jan Court, LLC – SCTM# 1000-44-2-17  
Lincoln Frank – SCTM# 1000-6-1-8  
Lee & Lily Siegelson – SCTM# 1000-10-3-10  
Alan & Lorin Litner – SCTM# 1000-54-4-12  
Sean David Rivers – SCTM# 1000-10-9-15.4  
Bradford R. Burnham – SCTM# 1000-10-4-13.10  
Jennifer Russell – SCTM# 1000-6-1-19  
Silver Sands Holdings I, LLC, c/o Alexander Perros – SCTM# 1000-47-2-15  
Jonathan Vigdorichik – SCTM# 1000-51-1-7

Daniel Ferrara & Jamie Schwartz – SCTM# 1000-121-4-24  
Nicholas Aliano – SCTM# 1000-83-1-12  
Pankaj & Natasha Khosla – SCTM# 1000-78-4-19  
Lascelle Family Trust, c/o Robert & Lisa Lascelle, Trustees – SCTM# 1000-122-4-28  
I. Markotsis Irrevocable Trust, c/o Irene Markotsis – SCTM# 1000-78-5-12  
Charles & Sherry Solon – SCTM# 1000-107-4-13  
Madeline Dostal – SCTM# 1000-114-7-9  
William Macgregor – SCTM# 1000-104-9-2  
Mimn Holding, LLC, c/o Nicholas Notias – SCTM# 1000-93-1-3  
1280 Corey Creek, LLC, c/o Rich Corazzini – SCTM# 1000-78-4-17

VIII. **RESOLUTIONS - ADMINISTRATIVE PERMITS:**

1. **31 EAST PROPERTIES LLC & SHA PROPERTY HOLDINGS LLC** request an Administrative Permit to install alongside rear external staircase a 6.5'x6.5' hot tub, grade a 48sq.ft. area with a landscaped border, fill with 4" of pea gravel; clear dead fallen trees in non-disturbance area. Located: 65 Grove Road, Southold. SCTM#: 1000-135-3-23
  
2. **BRUCE & SUSAN ANDERSON** request an Administrative Permit to reconstruct existing 620sq.ft. deck, and 4'x5' stairs; install 4'x6' concrete slab; reconstruct 3.5'x9' access stairs in kind/in-place; install generator and outdoor shower beyond 100' from wetland boundary. Located: 2265 Long Creek Drive, Southold. SCTM#: 1000-52-8-4
  
3. Charles Thomas on behalf of **KEVIN & KAREN MANNIX** requests an Administrative Permit for the demolition of the existing 1,643sq.ft. single family one -story dwelling, along with stoops and structures, which is 52'6" from the crest of the bluff. Located: 62945 CR 48, Greenport. SCTM#: 1000-40-1-12
  
4. **ROCHESTER CAHAN & MEI ZHU** request a Ten (10) Year Maintenance Permit to hand-cut Common Reed (*Phragmites australis*) to not less than 12" in height by hand, as needed. Located: 5705 Stillwater Avenue, Cutchogue. SCTM#: 1000-137-4-4
  
5. **BETSCH QPRT c/o JOHN F. BETSCH** requests an Administrative Permit to erect a temporary snow fence separating private property from a Town Beach, to be 20 ft. from apparent MHW. Located: 2325 North Sea Drive, Southold. SCTM#: 1000-54-4-24

6. **CHARLES DiSAPIO & XANNE PEREZ** requests an Administrative Permit for an as-built 10'x40' bluestone patio located 10' from existing concrete retaining wall; allowing for a 10' vegetated buffer landward of existing concrete retaining wall; capping of existing drainage pipes at concrete wall on waterside. Located: 5780 New Suffolk Avenue, Mattituck. SCTM#: 1000-115-10-7

IX. **APPLICATIONS FOR EXTENSIONS/TRANSFERS/ADMINISTRATIVE AMENDMENTS:**

1. Patricia C. Moore on behalf of **ESTATE OF THEODORE A. EIRING c/o STEPHEN GUTLEBER, EXEC.**, requests a One (1) Year Extension to Wetland Permit #9972, as issued on August 18, 2021. Located: 4077 Main Bayview Road, Southold. SCTM#: 1000-78-2-18.4
2. Patricia C. Moore, Esq. on behalf of **KEVIN KEYSER** requests a One (1) Year Extension to Wetland Permit #9971, as issued on August 18, 2021. Located: 1356 Grand Avenue, Mattituck. SCTM# 1000-107-3-11.5
3. **ROBERT'S PREMIER DEVELOPMENT LLC** requests a Transfer of Wetland Permit #5473 from Francis & Maria McNamee to Robert's Premier Development LLC, as issued on December 21, 2001. Located: 910 Glenn Road, Southold. SCTM#: 1000-78-2-27
4. Michael A. Kimack on behalf of **OSPREY'S COMPASS LLC** requests a Transfer of Wetland Permit #4027 from Gerald Weir to Osprey's Compass LLC, as issued on May 29, 1992; and for an Administrative Amendment for a 4'x80.7' (322.8sq.ft.) dock with 2"x10"x4' wood board decking and nine (9) sets of 8" diam. pressure treated pilings with two (2) 2"x6"x16' lateral boards to support a kayak or canoe, in lieu of the previously approved 4'x60' dock; a 30"x14' wood ramp (35sq.ft.) with 1"x6" wood board decking in lieu of the previously approved 3'x10' ramp; and an 8'x20' floating dock (160sq.ft.) with two (2) 8" diameter dauphin anchor pilings. Located: 2223 Indian Neck Lane, Peconic. SCTM#: 1000-86-5-11.3
5. Michael A. Kimack on behalf of **NEIL STRONSKI & PATRICIA PEREZ** requests an Administrative Amendment to Wetland Permit #10395 to construct a 103' LF lower retaining wall with an 8 ft. return along northerly property line in lieu of previously

approved 93lf retaining wall with a 12' return; excavate min. 12" below top of bulkhead to retaining wall (120 cu. yds.) in lieu of previously approved (+/-90cu. yds) and deposit landward of new retaining wall. Place filter fabric between new retaining wall and existing bulkhead (1275 SF). Install approx. 50 cu. yds. of course sand over filter fabric. Backfill area landward of new bulkhead with an additional 110 cu. yds. of clean fill (total backfill approx. 230 cu. yds.). Cover backfilled slope with one (1) layer of jute O/E (3400 SF +/-). and pin w/ 6 " pins. Remove one (1) native 6 " locust tree and replace with one (1) native hardwood landward of the dwelling. Establish and perpetually maintain a 15 ft. wide non turf buffer at top of slope with a 4 ft. wide access path to staircase; Construct an additional 4' x 6' staircase from the south of the lower landing to course sand area (24 SF). Located: 7025 Nassau Point Road, Cutchogue. SCTM#: 111-15-10

6. AMP Architecture on behalf of **ANDREAS SERPANOS** requests an Administrative Amendment to Wetland Permit #10327 to construct a 16'x35' (560sq.ft.) in-ground swimming pool with spa with 10" coping in lieu of the previously approved 14'x35' (490sq.ft.); construct a 2.9'x45.6'x16.9'x9.9' (296sq.ft.) stone pool patio in lieu of the previously approved 320sq.ft.; install 140 linear feet of pool enclosure fencing with gates in lieu of previously approved 300 linear feet; for the vinyl spit rail fence at top of bluff to remain; to establish and perpetually maintain a 10' wide non-turf buffer along the landward edge of the top of the bluff in lieu of the previously conditioned 15' wide non-turf buffer. Located: 19105 Soundview Avenue, Southold. SCTM#: 1000-51-1-17
  
7. **ROGER D. TODEBUSH** requests an Administrative Amendment to Wetland Permit #10048 to install a 25"x48" generator set on a 29"x52" pad, on the north side of the house with two (2) HVAC units; as-built bluestone walkway on cement; 6' high panel fencing on north side of residence; 12" high timber retaining wall; low profile boulder wall east of non-turf area (approximately 45'x18"); increase vegetated non-turf buffer landward by approximately 4' with additional native plantings; eliminate outdoor shower. Located: 1130 West Creek Avenue, Cutchogue. SCTM#: 1000-103-13-9
  
8. **PILLAR K. WILLUMSTAD** requests an Administrative Amendment to Wetland Permit #10255 for the as-built 4'x31', 4'x42', 4'x31' fence. Located: 1280 Sage Blvd., Greenport. SCTM#: 1000-53-5-10

X. **PUBLIC HEARINGS:**

THIS IS A PUBLIC HEARING IN THE MATTER OF THE FOLLOWING APPLICATIONS FOR PERMITS UNDER THE WETLANDS ORDINANCE OF THE TOWN OF SOUTHOLD. I HAVE AN AFFIDAVIT OF PUBLICATION FROM THE SUFFOLK

TIMES. PERTINENT CORRESPONDENCE MAY BE READ PRIOR TO ASKING FOR COMMENTS FROM THE PUBLIC.

PLEASE KEEP YOUR COMMENTS ORGANIZED AND BRIEF.  
FIVE (5) MINUTES OR LESS IF POSSIBLE

**AMENDMENTS:**

1. Michael Kimack on behalf of **CAROLINE TOSCANO** requests an Amendment to Wetland Permit #10281 to establish a 4' wide by 10' long path through the Non-Turf Buffer area leading to (and over the established Buffer areas), a proposed raised 4' wide by 80' long catwalk with 4' wide staircase to ground at landward end leading to a 4'x46' catwalk to a 3'x12' aluminum ramp to an 18.7'x6' floating dock with a 2'x4' bump-out for ramp situated in an "L" configuration and secured by two sets of two (2) dauphin pilings at each end; catwalk to have Thru-Flow decking throughout with pressure treated pilings set at 8' on-center; total length of catwalk is 126 linear feet. Located: 610 Jacksons Landing, Mattituck. SCTM# 1000-113-4-8  
**POSTPONED**

**WETLAND & COASTAL EROSION PERMITS:**

1. Jennifer Leeds on behalf of **8 JAN COURT, LLC** requests a Wetland Permit and a Coastal Erosion permit to remove and replace in-place 96 linear feet of existing bulkhead with new vinyl bulkhead, and raised 18" higher than existing bulkhead; replace and extend existing bulkhead return using vinyl sheathing to a total of 56 linear feet, and 18" higher than existing return; install ±50 cubic yards of backfill landward of the new bulkhead and return; remove existing concrete patio (wraps around cottage) and replace with gravel; existing wood planter to be removed; and all decks, steps and driveways to remain in place. Located: 58525 County Road 48, Greenport. SCTM# 1000-44-2-17
2. Joan Chambers on behalf of **ALAN & LORIN LITNER** requests a Wetland Permit and a Coastal Erosion Permit to construct a 426sq.ft. one-story addition onto the existing 921sq.ft. 1-½ story dwelling; the proposed one-story addition will replace a portion of existing permitted deck; construct an additional 60sq.ft. of deck to entry; existing 35.8sq.ft. utility shed to remain; existing permitted deck with steps to ground and ramp to beach (1,503sq.ft.) will be reduced in size for new total of 1,137sq.ft. of decking around dwelling with steps to ground and ramp to beach. Located: 1025 North Sea Drive, Southold. SCTM# 1000-54-4-12

3. **AS PER REVISED PLANS & PROJECT DESCRIPTION RECEIVED ON 7/26/23**  
AMP Architecture on behalf of **LITTLE POQUATUCK, LLC, c/o PARISA GOLESTANEH** requests a Wetland Permit and a Coastal Erosion Permit to construct an 18'x30' (540sq.ft.) in-ground pool with additional 10" coping surround; install a proposed 505sq.ft. on-grade pool patio; install ±278 linear feet of pool enclosure fencing, install a 4' Circ. x 8' deep pool drywell, install a pool equipment area; for the existing 25'4"x61'8", 9'0"x49'8", 24'x28'8" (total 2,690sq.ft.) 1-½ story dwelling with attached garage; existing 14'x36' (504sq.ft.) concrete patio with steps; existing 5'2"x10'7" (55sq.ft.) seaward side deck; and existing 5'6"x23'4" (128sq.ft.) front porch; and to install a 39'4"x7' (275.8sq.ft.) dormer and a 3'6"x12' (43.2sq.ft.) dormer onto rear of dwelling. Located: 960 Willow Terrace Lane, Orient. SCTM# 1000-26-2-21
  
4. Samuel Fitzgerald, Architect on behalf of **LEE & LILI SIEGELSON** requests a Wetland Permit and a Coastal Erosion Permit for the existing two-story dwelling with a 727sq.ft. footprint and attached 966sq.ft. wrap-around covered porch; construct a 362sq.ft. two-story addition onto landward side of dwelling; construct a 181sq.ft. second story addition within the footprint of the existing dwelling; construct a 297sq.ft. front covered entry porch; expand existing screened porch an additional 79sq.ft. in the existing covered porch; temporarily lift dwelling to construct a new 967sq.ft. foundation; and reconstruct existing steps to ground off of porch. Located: 2046 Peninsula Road, Fishers Island. SCTM# 1000-10-3-10
  
5. Docko, Inc. on behalf of **LINCOLN FRANK** requests a Wetland Permit and a Coastal Erosion Permit to construct a proposed ±98 linear foot long by 4' wide wood pile and timber pier of which ±87 linear feet is waterward of the apparent high water line including rails, seven (7) 12" diameter tie-off piles with tide slides, three ladders, and electric and water utilities; waterward of the apparent high water line construct a ±31 linear feet to ±11 linear feet to ±10 liner feet (±52 linear feet total) of 4' wide pier access walkway/catwalk that connects to the landward end of proposed pier. Located: 2736 Crescent Avenue, Fishers Island. SCTM# 1000-6-1-8
  
6. J.M.O. Environmental Consulting on behalf of **W. HARBOR BUNGALOW, LLC, c/o CRAIG SCHULTZ** requests a Wetland Permit and a Coastal Erosion Permit for the existing 6.5'x53' fixed dock with a 11'x11' fixed portion in an "L" configuration; existing 3.5'x12' ramp and existing 8'x20' floating dock; the 6.5'x53' fixed dock and 11'x11' fixed portion in the "L" configuration to remain; remove existing ramp, float and two piles and install a new 4'x20' ramp with rails and an 8'x18' floating dock situated in an "I" configuration secured by four piles; and to install four tie-off piles. Located: 371 Hedge Street, Fishers Island. SCTM# 1000-10-7-18  
**POSTPONED**

**WETLAND PERMITS:**

1. Docko, Inc. on behalf of **SEAN DAVID RIVERS** requests a Wetland Permit to retain and rebuild as necessary existing  $\pm 15$  linear feet of 15' wide and  $\pm 24$  linear feet of 7' wide pile supported pier including two (2) existing tie-off piles, a seasonal ships ladder to the water, a paddle board rack, a single light, and water and electric services; replace existing floating dock with new 8'x15' floating dock including four (4) associated restraint piles and two (2) mooring whips; install a new 3.5'x $\pm 18$ ' adjustable ramp from fixed pier to floating dock; and to install five (5) additional tie-off piles for a total of seven (7) tie-off piles. Located: 219 The Gloaming, Fishers Island. SCTM# 1000-10-9-15.4
  
2. J.M.O. Environmental Consulting on behalf of **BRADFORD R. BURNHAM** requests a Wetland Permit to raze the existing dwelling and construct a proposed 4,805sq.ft. single family dwelling with associated I/A OWTS system; a 679sq.ft. garage; 2,587sq.ft. of decks; a 386sq.ft. porch; 272sq.ft. of walkways; a 461sq.ft. planter; and 373sq.ft. of paved area; install six 8'x6' drywells for roof runoff; remove and replace underground utilities; remove and replace water service; remove existing gravel driveway and restore with loam and seed, and install an new gravel driveway. Located: R.O.W. Off Peninsula Road, Fishers Island. SCTM# 1000-10-4-13.10
  
3. J.M.O. Environmental Consulting on behalf of **JENNIFER RUSSELL** requests a Wetland Permit for the existing 2,312sq.ft. dwelling that includes 868sq.ft. of existing decks and porches; construct a 22.75'x20' one-story addition which includes a 5'x12' covered porch construct a 6'x8' porch; total new size of dwelling to be 2,708sq.ft., and decks and porches to be 887sq.ft; install gutters to leaders to two (2) 8'x4' drywells to contain roof runoff; and to establish and perpetually maintain a 25' wide No Mow Buffer area along the top of the bank. Located: 1562 North Hill Road, Fishers Island. SCTM# 1000-6-1-19
  
4. Costello Marine Contracting Corp. on behalf of **SILVER SANDS HOLDINGS I, LLC, c/o ALEXANDER PERROS** requests a Wetland Permit to remove and dispose of 146' of existing bulkhead, 14' east return and 20' west return; construct a new 146' long bulkhead, 14' long east return and 20' long west return all in-kind and in-place using vinyl sheathing. Located: 1135 Shore Drive, Greenport. SCTM# 1000-47-2-15
  
5. Jennifer DeVaglio on behalf of **JONATHAN VIGDORCHIK** requests a Wetland Permit to construct a proposed 18'x40' in-ground gunite pool with an approximately 1,876sq.ft. on-grade pool patio; existing  $\pm 50$ ' long by  $\pm 6$ ' high retaining wall; install pool enclosure

fencing with gates; install a pool drywell and pool equipment area. Located: 17975 Soundview Avenue, Southold. SCTM# 1000-51-1-7

6. **DANIEL FERRARA & JAMIE SCHWARTZ** request a Wetland Permit to construct a proposed 32'x40' (2,169sq.ft.) two-story, single-family dwelling; a raised 10'x40' (485sq.ft.) seaward side deck with 10'x40' on-grade concrete patio under; an 8'x12' (96sq.ft.) front porch; install a new I/A OWTS system; install shrubs along the "Limit of Clearing, Grading and Ground Disturbance" line located  $\pm 5'$  seaward of proposed patio in keeping with the natural landscaping; install a 60'x $\pm 12'$  ( $\pm 755$ sq.ft.) gravel driveway; and to remove 9-10 trees due to construction or dead/damaged. Located: 1805 Laurel Way, Mattituck. SCTM# 1000-121-4-24
  
7. **AS PER REVISED PLANS & PROJECT DESCRIPTION RECEIVED ON 8/7/2023**  
Cole Environmental Services on behalf of **PANKAJ & NATASHA KHOSLA** requests a Wetland Permit to remove existing dock and construct in-place a proposed fixed catwalk consisting of a 4'x10' landward ramp to grade to a 4'x48' fixed catwalk with steps at terminus to a 4'x20' "T" configuration fixed dock using Thru-Flow decking throughout; install a ladder for water access; fixed catwalk to be at least 4' above existing wetland vegetation; *Spartina alterniflora* to be planted around dock area as needed; establish and perpetually maintain a 10' wide Non-Turf Buffer area along the landward edge of the wetlands along south side of property; and to trim the phragmites to a height of not less than 12" two times a year by hand with existing native vegetation to remain. Located: 1580 Corey Creek Lane, Southold. SCTM# 1000-78-4-19
  
8. Charles R. Cuddy, Esq. on behalf of **NICHOLAS ALIANO** requests a Wetland Permit to construct a proposed two-story, single-family dwelling with a 905sq.ft. footprint (a total of 1,810sq.ft. combined floors); construct an 8'x11.5' covered entry patio on south side of dwelling; construct  $\pm 3' \times \pm 8'$  and  $\pm 4' \times \pm 11'$  second story balconies; install an I/A OWTS system; install gutters to leaders to drywells to contain roof runoff; and install a stone blend driveway. Located: 3705 Duck Pond Road, Cutchogue. SCTM# 1000-83-1-12
  
9. **AS PER REVISED PLANS AND PROJECT DESCRIPTION SUBMITTED ON 8/14/23**  
Patricia Moore, Esq. on behalf of **LASCELLE FAMILY TRUST, c/o ROBERT & LISA LASCELLE, TRUSTEES** requests a Wetland Permit for the as-built 4'x24' catwalk with Thru-Flow decking and raised 18" on existing piers; a 3'x12' aluminum ramp; a 6'x18'8" floating dock with a 4'x2' floating platform for aluminum ramp (total square footage of all floats not to exceed 120 sq.ft.); three (3) 8" diameter piles to secure the floating dock and platform; and existing dock to be relocated @ 3' to midpoint of floating dock. Located: 4210 Ole Jule Lane, Mattituck. SCTM# 1000-122-4-28



10. Jeffrey Patanjo on behalf of **I. MARKOTSIS IRREVOCABLE TRUST, c/o IRENE MARKOTSIS** requests a Wetland Permit to remove and replace in-place 103 linear feet of deteriorated bulkhead and a 10 linear foot long return with new vinyl bulkhead and return, and to raise the height an additional 18" above existing; and to install and perpetually maintain a 15' wide Non-Turf Buffer along the landward edge of the bulkhead. Located: 6540 Main Bayview Road, Southold. SCTM# 1000-78-5-12
  
11. Jeffrey Patanjo on behalf of **CHARLES & SHERRY SOLON** requests a Wetland Permit to construct a 4'x54' fixed catwalk with steps down to a 4' wide by 16' long fixed dock situated in a "T" configuration with the use of Thru-Flow decking for the entire structure. Located: 4553 Wickham Avenue, Mattituck. SCTM# 1000-107-4-13
  
12. **AS PER REVISED PLANS & PROJECT DESCRIPTION RECEIVED ON 8/16/2023**  
Michael Kimack on behalf of **VERONICA H. NASARY** requests a Wetland Permit for the existing 18'x36' (648sq.ft.) in-ground pool; existing 1,755sq.ft. pool patio surround; as-built 289 linear feet of 4' high pool enclosure fencing with two (2) gates; as-built 4'x8' landing to a 4'x12' staircase down embankment; remove 3'x66.5' section of existing on-grade catwalk, cut existing pilings to grade and construct a proposed 4'x69.5' section of raised catwalk using Thru-Flow decking; remove decking on as-built 5'x69.1' section of fixed catwalk, reframe this section and install 4' wide by 69.1' long section using Thru-Flow decking; the total length of 4' wide catwalk to be 135.5 linear feet; as-built 3'x16' aluminum ramp, and as-built 6'x40' floating dock situated in a "T" configuration secured with four (4) pilings; the as-built seven (7) electric lights at pool and along catwalk to floating dock to be converted to Dark Sky compliant fixtures; and to establish and perpetually maintain an approximately 2,950sq.ft. Non-Turf Buffer Area within the entire area that is seaward of the pool fence line to top of the bank. Located: 900 Fox Hollow Road, Mattituck. SCTM# 1000-113-6-22
  
13. Michael Kimack on behalf of **MADELINE DOSTAL** requests a Wetland Permit to remove 209 linear feet of existing wood bulkhead with 6' return and wood staircase; construct a 209 linear foot long vinyl bulkhead in same location and same top elevation with a 10' long return on the westerly property line; backfill new bulkhead with approximately 40 cubic yards of clean fill; establish and perpetually maintain a 10' wide Non-Turf buffer along the landward edge of the bulkhead with one layer of jute (2,090sq.ft.) fastened with 6" spikes and planted with American beach grass one foot on-center; and to install a new 3'x4' staircase in same location as existing. Located: 540 Lesters Road, Mattituck. SCTM# 1000-114-7-9

14. Karen Hoeg, Esq. of Twomey, Latham, Shea, Kelley, Dubin & Quartararo, LLP on behalf of **BRENDAN & SARA OSEAN** requests a Wetland Permit to demolish and remove existing foundation and structures; construct a new two-story, single-family 40.5'x46.9' (1,495 sq.ft.) dwelling with a 42sq.ft. front entry with steps; a 42sq.ft. side entry with steps; a seaward 16.5'x13.3' (±219 sq.ft.) deck over a screened porch with railings; a seaward 14.3'x6' (±86 sq.ft.) deck over porch with railings; a seaward 19'3"x6' (±116 sq.ft.) deck over porch with railings; install a new I/A sanitary system; and install and perpetually maintain a 10' wide non-turf buffer along the landward edge of the bulkhead. Located: 12632 Main Road, East Marion. SCTM# 1000-31-14-8.2  
**WITHDRAWN**

15. Michael Kimack on behalf of **WILLIAM MACGREGOR** requests a Wetland Permit to remove existing wood dock, ramp, floating dock and pilings; construct a proposed 4'x70' raised fixed catwalk with Thru-Flow decking throughout and secured with ten (10) rows of 8" diameter pressure treated pilings at 8' on-center set 3' above finished deck; install a 4'x 5' pressure treated wood staircase off of landward end of catwalk; install a 3'x14' aluminum ramp; install a 6'x20' floating dock (decking to be marine grade O/E), situated in an "I" configuration and secured with two (2) 10" diameter pressure treated anchor pilings; abandon approximately 30' of existing pathway and create approximately 4'x30' of new pathway to connect to new dock location. Located: 1120 Broadwaters Road, Cutchogue. SCTM# 1000-104-9-2  
**POSTPONED**

16. Inter-Science Research Association, Inc. on behalf of **MIMN HOLDING, LLC, c/o NICHOLAS NOTIAS** requests a Wetland Permit to demolish existing 1,259sq.ft. two-story dwelling with 526sq.ft. garage, 469sq.ft. porch, 1,002sq.ft. patio, 17sq.ft. shower, and all other accessory structures; construct a 5,144sq.ft. two-story dwelling; construct a 960sq.ft. pool on seaward side of dwelling; construct a 2,907sq.ft. of covered terrace and open terrace between dwelling and pool, and courtyard area for basement egress on southerly side of dwelling; an ±8'x11' north patio entrance with steps to ground; abandon existing sanitary system and install a new I/A OWTS sanitary system; and install a system of gutters and leaders to drywells to contain roof runoff; provide a drywell for pool; install pool equipment, a/c unit and generator areas; establish and perpetually maintain a 10' wide Non-Turf Buffer area landward of the "Zone X" line, and that the areas seaward of the "Zone X" line be established and perpetually maintained as a Non-Disturbance Buffer area with a 4' wide access path through the Non-Turf and Non-Disturbance Buffer areas; and for an trees removed, a 1 to 1 tree replacement using 2 ½" caliper size trees. Located: 450 Paradise Point Road, Southold. SCTM# 1000-93-1-3  
**POSTPONED**

17. Jeffrey Patanjo on behalf of **1280 COREY CREEK, LLC, c/o RICH CORAZZINI** requests a Wetland Permit to demolish the existing single-story dwelling and construct a two-story, single-family dwelling with a 1,755sq.ft. first floor, a 227sq.ft. attached garage, a 1,005sq.ft. second floor, and a 2,211sq.ft. foundation having a crawl space with a height of 2' 5¾" and beginning at grade elevation; it will be installed with the eastern

dimensions of 30'5 3/4"x34'9" and the western dimensions of 32'3"x27'11 1/2"; a 130sq.ft. front covered porch with steps to ground; a 22'x14' patio installed off the east side with a 14'x12' covered masonry patio and a 14'x10' uncovered patio section; two sets of 9'x3' wood landings, stairs and railings to be installed on the south side of dwelling; remove existing sanitary system and install an I/A style system at the north side of dwelling with contours being refined for an installation that minimizes the slope of the grade; construct a waterproof retaining wall to the north of the proposed I/A system with the dimensions 50' x 3 3/4" x 5'; three roof drains and one trench drain to be installed to contain roof runoff; install a silt fence to surround the property until final stabilization is complete; establish and perpetually maintain a 15' wide Non-Turf Buffer area along the landward edge of vegetated wetlands and planted with native salt tolerant plantings including 20 Beach Rose plants, 100 Switchgrass plantings, and 120 evening primrose plantings; establish a 4' wide access path leading to the catwalk; and install a buffer fence around the plantings. Located: 1280 Corey Creek Lane, Southold. SCTM# 1000-78-4-17  
**POSTPONED**

**18. AS PER REVISED PLANS & PROJECT DESCRIPTION RECEIVED ON 7/5/2023**

AMP Architecture on behalf of **STEPHEN & FORTUNE MANDARO REVOCABLE LIVING TRUSTS** requests a Wetland Permit to remove the existing 4'x4' outdoor shower, 6'x5' front entry stoop, 418sq.ft. at grade rear brick patio, existing roof, existing septic system and existing foundation locust posts; for the existing 40'3 1/2"x20'6" (800sq.ft.) one-story dwelling and to lift, relocate and construct additions to the dwelling consisting of an open foundation with breakaway walls using approximately (15) 10" diameter wood pilings; construct a 6'0"x20'6", 14'0"x27'0", 11'6"x13'0" (total 626sq.ft.) second floor addition; construct a 6'0"x6'0" (36sq.ft.) second story seaward balcony; a 3'4"x8'6" (28.4sq.ft.) front covered porch with steps to ground; a 4'x4'6" (16.5sq.ft.) outdoor shower (open to above); install a new I/A OWTS system on the landward side of the dwelling; install a 35'8"x48'0" (1,728sq.ft.), 7'6" high (proposed grading height 7'0") front retaining wall (to house proposed septic system) with 36" high railing and stairs from grade; install an 18'8"x19'3" (376sq.ft.), 6'7" high (proposed grading height 6'1"), rear retaining wall (to house proposed 8'x5' drywell) with 36" high railing and stairs to grade; approximately 2,760 cubic feet of earth to be removed for proposed septic system components excavation, all to remain on site for backfill; and 5,055 cubic feet to be used for proposed regrading; install a new 620sq.ft. pervious driveway with curb; install one (1) 8'x5' deep drywell to contain roof runoff; and to install and perpetually maintain a 10' wide vegetated non-turf buffer along the landward edge of wetland vegetation. Located: 2135 Bay Avenue, East Marion. SCTM# 1000-31-17-4  
**POSTPONED**

**19. AS PER REVISED PLAN & PROJECT DESCRIPTION RECEIVED ON 5/10/2023**

Young & Young on behalf of **STEPHEN & JACQUELINE DUBON** requests a Wetland Permit for the existing 1,118sq.ft. one-story dwelling and for the demolition and removal of certain existing structures (project meets Town Code definition of demolition), within and outside of the existing dwelling to facilitate construction of the proposed additions and alterations consisting of a proposed 45sq.ft. addition to northeast corner, and a 90sq.ft. addition to southeast corner for a 1,195sq.ft. total footprint after additions; construct a 1,195sq.ft. second story addition; a 70sq.ft. second story balcony; replace

and expand existing easterly deck with a 320sq.ft. deck with 69sq.ft. of deck stairs to ground; replace and expand existing porch with a 40sq.ft. porch and 20sq.ft. porch stairs to ground; construct a 38' long by 2' wide by 12" to 24" high landscape wall with a 3' wide by 8"-12" high stone step; install one (1) new drywell for roof runoff; abandon two (2) existing cesspools and install a new IA/OWTS system consisting of one (1) 500 gallon treatment unit and 46 linear feet of graveless absorption trenches (i.e. one (1) 24'L x 4'W trench and one (1) 22'L x 4'W trench); and for the existing 84sq.ft. shed. Located: 5605 Stillwater Avenue, Cutchogue. SCTM# 1000-137-4-3.2

**POSTPONED**