

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

WORK SESSION AGENDA

Monday, August 23, 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.

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: 836 6992 0706

Password: 269031

◆ Join by telephone:

Call 1(646)558-8656

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

Project Name:	Travelers Street Affordable Housing	SCTM#:	1000-61-1-9.1
Location:	53315 NYS Route 25, Southold		
Description:	This site plan application is for the proposed interior conversion of an existing 2 – Story 1,979 sq. ft. dwelling on NYS Route 25 to include two (2) apartments at 850 sq. ft. each; the construction of three (3), 3,640 sq. ft. 2 – Story buildings, each with four (4) 813 sq. ft. apartments and unfinished basement, and twenty-eight (28) parking stalls on 1.12acres in the Affordable Housing District (AHD).		
Status:	Pending		
Action:	Referral Review		
Attachments:	Staff Report		

Project Name:	Premium Wine Group Amended 3	SCTM#:	1000-121-6-1
Location:	35 Cox Neck Road, Mattituck		
Description:	This amended site plan is for the construction of a 1,860 sq. ft. building for office and storage to will connect two existing buildings on site; and, the construction of a 4,402 sq. ft. detached accessory storage building with loading dock and the construction of twelve land banked parking stalls where there exists two buildings totaling 20,585 sq. ft. on a 3.563-acre parcel in the LB Zone.		
Status:	Pending		
Action:	Referral Review		
Attachments:	Staff Report		

Project Name:	Purita Winery	SCTM#:	1000-51-3-4.3
Location:	19110 Soundview Avenue, on the n/s/o Old North Road, approximately 286 ft. w/o County Road 48, Southold		
Description:	This Site Plan is for the alteration and expansion of existing buildings into a new winery totaling 6,304 sq. ft. which includes 267 sq. ft. of office, 347 sq. ft. of retail, 3,249 sq. ft. of tasting room, 671 sq. ft. of storage area, 1,770 sq. ft. of production area and stone terrace with 25 parking spaces on a 3.7431-acre parcel in the A-C Zone.		
Status:	Approved		
Action:	Review Approval Extension Request		
Attachments:	Staff Report		

Discussion:

- ❖ Site Plan Use Determinations (SPUD):
 - Lenz Winery Restroom, 38355 Main Road, Peconic, SCTM#1000-85-2-17.1
- ❖ ZBA Request for Comments: Rizos Paliouras, 65795 CR 48, Southold, SCTM#1000-40-2-6.4 DUE Oct. 28, 2021
- ❖ Town Board Request for Comments: A Local Law in Relation to the Zoning Map by changing (revoking and reverting) the Zoning District designation of SCTM#1000-12-1-1.2 (property known as the Battery Barlow) from Affordable Housing District AHD to Residential Low-Density District on Town Board own motion. DUE Sept. 18, 2021