

**WORK SESSION AGENDA
SOUTHOLD TOWN PLANNING BOARD
Monday, February 1, 2010
4:00 p.m.**

4:00 p.m. Applications

Project name:	Joint Industry Bd. (Santorini)	SCTM#:	1000-83-2-17.3
Location:	3800 Duck Pond Road, Cutchogue		
Description:	This site plan is for the proposed construction of an 18,000 sq. ft. meeting/conference facility and interior alterations of an existing motel, restaurant, pool and pool house on a conforming 12.3 acre site partially located in the Resort Residential and Agricultural Conservation Zoning Districts.		
Status:	Site Plan Review		
Action:	Consider Final Approval and review draft resolution.		
Attachments:	Draft Resolution		

Project name:	Valero Service Station	SCTM#:	1000-102-5-26
Location:	on the n/w corner of Main Road and Depot Lane, Cutchogue		
Description:	This site plan is for the conversion of an existing automotive repair shop and gasoline service station to a convenience store and gasoline service station on an 18,473 sq. ft. lot in the Hamlet Business Zoning District.		
Status:	New Site Plan		
Action:	Set public hearing Feb. 8, 2010 for Mar. 8, 2010.		
Attachments:	Draft Resolution		

Project name:	Raphael Vineyards 2009	SCTM#:	85. -3-11.4 & 11.3
Location:	39390 Main Road, Peconic		
Description:	This amended site plan is for the construction of a 6,244 sq. ft. second winery building on a previously developed and approved 50.4-acre parcel in the Agricultural Conservation Zoning District.		
Status:	New Site Plan		
Action:	Set public hearing Feb. 8, 2010 for Mar. 8, 2010.		
Attachments:	Draft Resolution		

Project name:	Matt-A-Mar Marina	SCTM#:	1000-114-3-1
Location:	Wickham Avenue, Mattituck		
Description:	expansion of boat storage and offices		
Status:	The approved site plan was extended to February 9, 2010.		
Action:	Review draft resolution.		
Attachments:	Draft Resolution		

Project name:	Battaglia, Joseph & Heidi	SCTM#:	1000-64-3-3
Location:	on the west side of Hobart Road, approximately 1,059 feet north from Terry Lane, Southold		
Description:	This is a standard subdivision to subdivide 95,846 sq. ft. into two lots where Lot One is 41,280 sq. ft. and Lot Two is 54,074 sq. ft. in the R-40 Zoning District.		
Status:	Conditional Sketch		
Action:	Review proposed house map/draft preliminary resolution.		
Attachments:	Proposed House Map/Draft Resolution		

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Project name:	Morrel, Owen	SCTM#:	1000-68-1-15.1
Location:	on the n/s/o Sound View Avenue, 1,700 feet e/o Diamond Lane, in Peconic		
Description:	This proposal is to subdivide a 12.03-acre parcel into 2 parcels where Lot 1 totals 80,285 sq. ft. and Lot 2 totals 127,686 sq. ft. with an existing single-family residence and associated accessory structures in the R-80 Zoning District. The remaining acreage will remain as open space.		
Status:	Sketch Approval		
Action:	Review draft Preliminary Approval resolution.		
Attachments:	Draft Resolution		

Project name:	Latham, Edward	SCTM#:	1000-19-1-7.4 & 19-1-7.5
Location:	31900 Main Road, Orient		
Description:	This proposed clustered standard subdivision will subdivide a 127-acre parcel into 2 lots where Lot 1 would equal 124.05 acres of which Development Rights have been sold for 114 acres, and the remaining 10.05 acres will be restricted to agricultural use, and is improved with agricultural buildings and Lot 2 is equal to 2.95 acres and is improved with a single-family residence and garage in the R-200 Zoning District.		
Status:	Sketch Approval		
Action:	Extend Sketch Approval.		
Attachments:	Draft Resolution		

Project name:	Nickart Realty	SCTM#:	1000-52-2-13
Location:	South side of CR 48, approximately 900 feet west of Bayberry Lane, in Southold		
Description:	Subdivide a 34,896 sq. ft. parcel into two lots where Lot 1 equals 17,438 sq. ft. and Lot 2 equals 17,438 sq. ft. in the R-40 Zoning District		
Status:	Conditional Sketch		
Action:	Review list of proposed vegetation for buffers/landscaping; set public hearing Feb. 8, 2010 for Mar. 8, 2010.		
Attachments:	List of Recommended Vegetation, Draft Resolution		

Project name:	Scharf – Lot Line Change	SCTM#:	1000-81-3-25.1, 81-3-26
Location:	Paradise Point Road, Southold		
Description:	This proposal is to transfer 6,917 sq. ft. from Lot 2 which totals 94,446 sq. ft. (SCTM#1000-81-3-26) to Lot 1 which totals 135,332 sq. ft. (SCTM#1000-81-3-25.1). As a result of this transfer, Lot 2 would be reduced in overall area to 87,529 sq. ft. and Lot 1 would increase in overall area to 142,249 sq. ft. in the R-80 Zoning District.		
Status:	Open		