

**WORK SESSION AGENDA
SOUTHOLD TOWN PLANNING BOARD
Monday, February 6, 2012
2:30 p.m.
Executive Board Room, Town Hall Annex**

2:30 p.m. Applications

Project name:	Maaratooka North, LLC	SCTM#:	1000-115-2-6
Location:	17405 NYS Route 25, Mattituck		
Description:	This proposed Open Development Area (ODA) will create a development area of 4.5 acres in a 22.5-acre parcel with the future potential to be subdivided into a maximum of 3 residential lots and one 18-acre protected farmland parcel in the AC Zoning District.		
Status:	New Application		
Action:	Completeness Review; review draft letter to applicant		
Attachments:	Staff Report; Draft Letter		

Project name:	Goggins	SCTM#:	1000-114-11-9.1
Location:	13200 Route 25, Mattituck		
Description:	This proposed site plan is to convert an existing 2,187 s.f. single family dwelling to three apartment units at 850 s.f., 850 s.f. and 486 s.f. Seven parking stalls are proposed at 13200 NYS Rt. 25, Mattituck, in the HB Zoning District.		
Status:	Pre-submission		
Action:	Review draft comments to ZBA.		
Attachments:	Draft Comments		

Project name:	Twin Forks Landscaping	SCTM#:	1000-83-3-8
Location:	West side of Cox Lane, approximately 500 feet south of Oregon Road, Cutchogue		
Description:	This site plan is for the construction of a 6,000 sq. ft. addition to an existing 1,263 sq. ft. building having a total of 7,263 sq. ft. of building to be used as a contractor's yard on a 1 acre parcel in the Light Industrial Zoning District.		
Status:	Pending		
Action:	Completeness Review		
Attachments:	Staff Report		

Project name:	Winston, Eve	SCTM#:	1000-105-1-4
Location:	3450 Private Road #13, Mattituck		
Description:	This proposal is a standard subdivision of a 5.58 acre parcel into two lots where Lot 1= 1.7 acres (74,027 s.f.) and Lot 2 = 3.88 acres (169,022 s.f.) in the R-80 Zoning District.		
Status:	Pending		
Action:	Consider Sketch Plan Approval		
Attachments:	Staff Report		

Project name:	Manor Grove Conservation Subdivision	SCTM#:	1000-53-1-1.2 & 1.3
Location:	Northeast corner of Albertson Lane and Main Road, Greenport		
Description:	This proposal is for an 80/60 clustered conservation subdivision of a 29.8 acre parcel into two lots where Lot 1 = 0.72 acres in the LB Zoning District, and Lot 2 = 28.74 acres to be preserved as open space in the R-80 & LB Zoning Districts. An undevelopable ¼ acre strip of land will also be subdivided in the R-80 Zoning District to be merged with adjacent parcels.		
Status:	Conditional Sketch Approval		
Action:	Review for Conditional Final Approval.		
Attachments:	Staff Report		

For Discussion:

- ✓ Site Plan Code Amendments comments for Town Board

3:45 p.m. Review Public Meeting Agenda