

# Community Character

September 27, 2011

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## Introduction

Founded in 1640, Southold is the oldest English-speaking colony in the State of New York. Historically, the development patterns of the Town were guided by agriculture and maritime industries centered on waterways and overland transportation routes. Development clustered around these transportation

**“The character of the Town of Southold is defined by our citizens, our unique physical and visual attributes, unparalleled history and the experiences of our visitors.”**

routes resulting in one Village and ten distinct Hamlets surrounded by scenic farmland, beaches and open space. The Hamlets include: Laurel, Mattituck, Cutchogue, New Suffolk, Peconic, Southold, Greenport, East Marion, Orient and Fishers Island.

The bucolic quality of the Town is anchored by the scenic quality, culture and history of the built environment, landscapes and waterscapes. The importance of preserving these qualities is paramount in maintaining the quality of life within the Town.

This chapter expands on relevant goals and objectives outlined in a series of planning initiatives, studies and reports conducted over the last twenty years. Collectively, the documents create the vision of the Town and

**“The advice Cicero gave to historians over two thousand years ago still holds good today: Never tell an untruth. Suppress nothing that is true and exhibit neither partiality nor malice. It’s also good to keep in mind that we should aim to tell the history of all men and women no matter how unheralded their lives may have been.”**

establish the fundamental goals and objectives to achieve the vision.

### Brief History

Southold Town occupies most of Long Island’s North Fork and is twenty –three miles long but only four miles wide, a fact that helped shape its settlement. It includes Robins Island, Plum Island, Great Gull and Little Gull, and Fishers

Island. Except for Fishers Island, the town was largely settled in 1640 when New Haven Colony magistrates bought title to the land from the Corchaug Indians and the first settlers organized a church. Fishers Island became part of the Town in 1879. Written town records begin in 1651. When trade with New England and the West Indies developed, flax and tobacco farming flourished. After the English Restoration, residents unwillingly severed ties to Connecticut and became subjects of the Duke of York, receiving a new patent in

1676. British and Hessian troops occupied and plundered the town during the Revolutionary War and raids were made on livestock during the War of 1812.

Throughout history, the Town's development centered around crop farming. Southold long remained a farming and fishing town until 1844 when the Long Island Rail Road was completed to Greenport. After the Civil War, summer visitors began to patronize hotels and boarding houses. Menhaden fisheries, oystering and scalloping replaced whaling in the local economy and the original settlers sold their farms to European immigrants. Two large brickyards on Peconic Bay also attracted many foreign workers. During World Wars I and II, local shipyards experienced boom times followed by an economic decline.

After World War II the automobile brought many second-home owners and a burgeoning tourist industry, both of which threatened vegetable (potato) farms and open space. Vineyards, nurseries and horse farms began replacing traditional crop farms. Currently the Town is comprised of diverse cultures which contribute to its unique character. *Adapted from an article by Antonia Booth in the "Encyclopedia of New York State."*





Figure 1. Road to the Sound by North Fork artist Caroline M. Bell (1874-1970)

## **TOWN GOALS AND OBJECTIVES**

### **1. SCENIC RESOURCES**

Throughout the centuries the Town of Southold has celebrated its scenic quality. The culture of the Town shaped these qualities and evolved around them, prompting local, state and regional recognition. Presently the Town's scenic quality is one of the most important economic and social assets of the Town.

In 1992, the New York State Legislature recognized and identified New York State Route 25 and Suffolk County Route 48 (the two primary roadways in the Town) as Scenic Byways through the New York State Scenic Byways Program. The transportation corridors are representative of the region's scenic, recreational, cultural, natural, historic and archaeological significance.

**“There are no greater assets of the Town than its people and scenic quality: Both require economic development and resource conservation and each must be fostered to ensure the success of the other.”**

**Don Wilcenski, Planning Board Member**

In addition to these designated transportation routes, the community has also identified scenic resources as important in past studies and plans; including scenic view-sheds from public lands and waters. To preserve these important areas, a comprehensive listing and mapping of the areas will be developed and considered for adoption by the Town to qualify decision making and support the development of

planning tools to foster actions that better fit into the Town’s landscapes and waterscapes.



Figure 2. Orient – Looking northeast from the causeway.

**Goal 1.1: Identify important scenic resources.**

**Objectives:**

- 1) Hold public meetings to identify and prioritize landscape and waterscape scenic resources important to the community throughout the Town.
- 2) Develop a Town Scenic Resources Map by 2014.
- 3) Adopt a Town Scenic Resources Map to achieve greater protection of view sheds in the application review processes including assessment to the New York State Environmental Quality Review Act (SEQRA) and the Local Waterfront Revitalization Program policy standards and recommendations.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Southold Town Committees

**Possible Partnerships:** General Public, Historical Societies, Chambers of Commerce, Fishers Island Community Board, Fishers Island Ferry District, Southold Business Alliance, North Fork Promotion Council, Long Island Farm Bureau, Long Island Wine Council, New York State Department of Transportation and Suffolk County Department of Public Works.

**Possible Funding Sources:** New York State Environmental Protection Fund

**Timeline for Implementation:** 2013

**Goal 1.2: Manage important scenic resources.**

**Objectives:**

- 1) Avoid structures or activities which introduce visual interruptions to important scenic resources.
  - a) Review the Town of Southold Town Code *Chapter 197, Peddlers, Solicitors and Transient Retail Merchants* to prohibit the siting of incompatible uses on scenic by-ways.

**The Town's character has been celebrated and recorded throughout history in all media and formats.**

-  **People/Businesses**
-  **Architecture/Land Use**

- b) Review the Town of Southold Town Code to determine the appropriateness of structures and landscaping (fences, hedges) capable of hindering scenic views.
  - c) Strengthen litter laws to prevent illegal dumping in open space and scenic areas, including on beaches.
  - d) Consider implementing the guidelines specified in the Suffolk County Farmland Committee's *Greenhouse Structures: 2008 Guidelines for Parcels with County-Purchased Development Rights ("PDR")*.
  - e) Improve the application review processes through the development of mandatory site design standards by 2013 to guide the introduction of structures in scenic landscapes and waterscapes.
- 2) Minimize impairment of dynamic landscape and waterscape elements that contribute to visual qualities.

- a) Work with the New York Department of Environmental Conservation to designate incompatible uses within a Scenic Byway and important scenic view sheds as Type I actions under SEQRA to achieve better assessment of action on scenic impacts.
  - i) Amend SEQRA Type I action list threshold to include any actions or combinations of actions that propose:
    - (1) Clearing of greater than or equal to 10 acres or set percentage for residential use.
    - (2) Propose greater than or equal to 20 residential lots on a single parcel located adjacent to a New York State Scenic Byway; or adjacent to a public shoreline or visible from public surface waters.
    - (3) Results in the permanent coverage of greater than or equal to 1000 square feet of public surface waters.
- b) Strengthen the management of important scenic view sheds from New York State Route 25, Suffolk County Route 48 and Town roadways.
  - i) Form a Scenic Resource Management working group by 2014 to update, expand and implement the Scenic Southold Corridor Management Plan (2001) and other applicable plans for the purpose of developing new, expanded scenic resource management procedures and preservation goals Town-wide.
  - ii) Correlate the Town Scenic Resources Map to management and preservation strategies for scenic resources experienced from Town roadways and public areas.
  - iii) Review uses in zoning districts located on the Towns Scenic Byways, Town roadways and public waters to evaluate appropriateness to Town Scenic Byway Goals and scenic management strategies to insure that the area views include vistas of farm fields & open space.
  - iv) Develop and implement a Scenic Resource Overlay District by 2014 that could implement site and structure design parameters, including scenic easement applications.

- v) Improve the coordinated framework for law enforcement and application processing requiring multi-agency participation or review to assure compliance with the Town's Scenic Byway goals.
  - vi) Work with New York State Department of Transportation to eliminate roadside parking along State Route 25 at Ferry Terminal.
  - vii) Forge relationships with the New York Department of Transportation and Suffolk County Department of Public Works to develop and implement a roadway beautification or "adopt-a-road" program.
    - (1) Adopt a no-net-loss street tree policy and encourage the New York State Department of Transportation and Suffolk County Department of Public Works to replace trees removed.
    - (2) Encourage the Suffolk County Department of Public Works to landscape medians of County Route 48 with wildflowers.
  - viii) Work with Long Island Power Authority and other applicable entities to improve The Town of Southold Tree Trimming Notification protocol.
- 3) Preserve existing, indigenous vegetation which contributes to the scenic quality of the landscape through the incorporation of these areas in site design or perpetual conservation measures.
  - 4) Develop a tree mitigation bank managed by the Southold Tree Committee by 2013 to allow for donations of trees and/or monies where the Planning Board determines that street trees should be waived and not practical in site design.
  - 5) Ensure that appropriate visual screening (in accordance with Article XXI of the Southold Zoning Ordinance) exists between business, industrial and residential zones such that landmarks and focal points are enhanced, and visually corrosive elements are screened.
  - 6) Acknowledge the context of the area in which screening must occur, and be sensitive to the character of the hamlet.
  - 7) Establish planting guidelines and preferred vegetative species lists which can be integrated into planters, roadside public gardens and highway medians.

- 8) Allow for selective pruning, clearing of vegetation to enhance and provide public views including the clearing of the nuisance species common reed (*Phragmites australis*) and Japanese knotweed (*Fallopia japonica* (Houtt.)).



Figure 3. Haystacks by Irving R. Wiles (1861-1948).

- 9) Prevent erosion of scenic qualities of important places, sites, and gateways by enforcing the existing sign code and strengthening the Town code language to prohibit and remove obtrusive structures, objects (unauthorized vehicle sales, excess and non-conforming signage and non-conforming lighting) and actions.
- a) Amend Chapter 240 Subdivision of Land and Chapter 280 Zoning to require multi-phased construction projects that are visible in current and future public, scenic, view sheds to provide long term screening.
  - b) Phase-out structures and landscaping (fences, hedges) that obstruct view sheds and degrade scenic qualities from public vantage points
  - c) Enforce unauthorized vehicle sales legislation.
  - d) Control prolific signage through the development of a new enforcement protocol for the Town's signage code.

- e) Consider amending sign code as recommended by the *RBA Group North Fork Trail Scenic Byway Inventory and Assessment (2008)*
- f) Improve public communication through the development of a Town “Did You Know?” media campaign by 2014 to educate business owners about common types of illegal displays, signs, lighting, and uses of public rights of ways especially on Main Streets, NYS Route 25 and County Route 48.

**Responsible Parties:** Southold Town Board, Planning Board, Architectural Review Committee, Zoning Board of Appeals, Building Department, Department of Land Preservation, Tree Committee and Board of Trustees.

**Possible Partnerships:** General Public, Long Island Power Authority, New York State Department of Transportation and Suffolk County Department of Public Works and Scenic Resource Management Working Group (to be formed)

**Possible Funding Sources:** Community Preservation Fund  
Environmental Protection Fund Grant C006789 Code Revisions  
Environmental Protection Fund – Historic Preservation Program

**Timeline for Implementation:** 2015



Figure 4. A Walk Along the Harbor Shore by Irving R. Wiles (1861-1948)

**Goal 1.3: Preserve important scenic resources.**

**Objectives:**

- 1) Continue to preserve important scenic vistas through the use of Community Preservation Project Plan funds to purchase fee title, development rights and/or scenic easements.
- 2) Correlate the Town of Southold Scenic Resources Map with the Community Preservation Map to identify relevant parcels offering scenic views, including parcels offering scenic waterscape views.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Building Department, Department of Land Preservation, Land Preservation Committee, Southold Tree Committee and Board of Trustees

**Possible Funding Sources:** Community Preservation Project Program  
Environmental Protection Fund Grant C006789 Code Revisions  
Environmental Protection Fund – Historic Preservation Program

**Timeline for Implementation:** 2015

**Goal 1.4: Enhance scenic qualities through design standards and recognition of innovative site planning and architecture in public and private development projects.**

Project design is the most costly and time-consuming aspect of an application. The Town is continually trying to improve the process to reduce the cost to applicants. In the future, the Town will provide more guidance in project design and improved efficiency, user friendliness and communication between the public and Town departments in the earlier stages of the application processes.

To better assist the public in meeting scenic preservation goals, the Town will develop and implement architectural design guidelines for residential and commercial uses by 2014. The design guidelines will provide basic information and make recommendations about what design elements could be included as part of a land use application; however, the guidelines will not attempt to address all the design issues relevant to a proposed plan. The intent of the design guidelines will be to achieve a clear understanding of critical site and design issues that need to be addressed. This approach should result in a more efficient process which in turn will reduce costs.

**Objectives:**

- 1) Develop voluntary structural design standards for residential architecture by 2012 to conserve and support the design characteristics and qualities of individual neighborhoods and hamlets that make them



Figure 5. Streetscape, Love Lane, Mattituck

attractive and unique.

- a) Use appropriate siting, scales, forms, and materials to ensure that structures and site design are compatible with and add interest to existing scenic components.
  - b) Promote the establishment of sustainable structures through LEED/Energy Star standards in new development and redevelopment.
- 2) Develop mandatory architectural design standards for commercial uses by 2014 to conserve and support the design characteristics and qualities of individual neighborhoods and hamlets that make them attractive and unique.

- a) Develop a municipal parking plan for each hamlet center.
- b) Create a parking bank to allow the buy-out of parking on site plans. Monies are to be used to maintain and/or expand municipal parking lots.

- 3) Officially recognize businesses that strive to meet Town Goals with letters of recognition from Southold Town Board/Supervisor.

- 4) Develop streetscape plans for each hamlet by 2014 to emphasize human scale, pedestrian safety and connectivity and respect historic precedents and typologies in the hamlet centers. The plans should include but not be limited to addressing site design, architectural design, pedestrian movement,

landscaping (Street tree preservation/replacement), parking, street furniture, lighting, signage, identification and position of landmarks and public destinations or congregation points within the hamlets.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Zoning Board of Appeals, Architectural Review Board, Historic Preservation Commission and Southold Town Economic Development Committee

**Possible Partnerships:** Fishers Island Community Board and Chambers of Commerce

**Possible Funding Sources:**

New York State Quality Communities Grant Program

Environmental Protection Fund Grant C006789 Code Revisions

Environmental Protection Fund – Historic Preservation Program

Empire State Development – Restore New York Communities Initiative

**Timeline for Implementation:** 2014



Figure 6. Oil Painting by North Fork artist Otto Kurth (1883-1965)

**Goal 1.5: Protect scenic vistas outside of the hamlet centers by clustering compatible developments in existing residential or commercial areas to prevent sprawl.**

**Objectives:**

- 1) Define edges of Hamlet Centers and HALO areas using open space with scenic views.
- 2) Cluster and consolidate new development close to Hamlet Centers to encourage vitality and affordability.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Zoning Board of Appeals and Land Preservation Department

**Possible Funding Sources:**

Community Preservation Project Program  
Environmental Protection Fund Grant C006789 Code Revisions

**Goal 1.6: Plan for intensity and mix of development of hamlet centers that improve their viability, functioning and aesthetics without changing the scale of the hamlet centers.**

**Objectives:**

- 1) Create and/or enhance community gathering areas in hamlet centers.
- 2) Improve linkages between community needs, design goals, policies and the Southold Town Code requirements.
- 3) Identify and rectify land use regulations that prevent the strengthening of the Hamlet Centers as vibrant commercial and residential centers.
  - a) Evaluate uses within the HB and B zoning districts for appropriateness of intensity within each Hamlet Center and surrounding areas.
  - b) Re-evaluate use and bulk schedules to allow for diverse, multiple uses in Hamlet Centers.

- c) Amend setbacks within the bulk schedule for the HB and B zoning districts located within the Hamlet Centers to support a more diversified build out within the Hamlet Centers.
- i) Investigate the feasibility of applying Form Based Codes to the Hamlet Centers.

Form-based codes foster predictable built results and a high-quality public realm by using physical form (rather than separation of uses) as the organizing principle for the code. They are regulations-- not mere guidelines--adopted into law. Form-based codes offer a powerful alternative to conventional zoning.

Form-based codes address the relationship between building facades and the public realm, the form and mass of buildings in relation to one another, and the scale and types of streets and blocks. The regulations and standards in form-based codes are presented in words, clearly-drawn diagrams and other visuals. They are keyed to a *regulating plan* that designates the appropriate form and scale (and therefore, character) of development, rather than only distinctions in land-use types.

This approach contrasts with conventional zoning's focus on the micromanagement and segregation of land uses, and the control of development intensity through abstract and uncoordinated parameters [e.g., floor area ratio (FAR), dwellings per acre, setbacks, parking ratios, traffic], to the neglect of built form. This is not to be confused with design guidelines or general statements of policy: form-based codes are regulatory, not advisory. They are drafted to implement a community plan. (Form Based Code Institute, 2011)

- d) Review Town Code to evaluate the application of the pivotal Zoning Board of Appeals Decision Number 5383 (otherwise referred to as the “Malon Decision”) which allows multiple uses in a single building on a single parcel in areas outside of the Hamlet Centers.
- e) Encourage infill and adaptive re-use development within Hamlet Centers through financial incentives.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Zoning Board of Appeals, Architectural Review Board and Town Committees

**Possible Partnerships:** Fishers Island Community Board and Chambers of Commerce

**Possible Funding Sources:** Environmental Protection Fund Grant C006789 Code Revisions



Figure 7. Oil Painting by North Fork artist Helen M. Kroeger (1892-1986)

**Goal 1.7: Preserve the character and tranquility of residential neighborhoods.**

**Objectives:**

- 1) Evaluate and amend Town Code § 161-15. Highway Construction specifications and turn around configurations to accomplish traffic calming through narrow roadways and updated designs.
- 2) Evaluate and amend Town Code sections on noise, light, traffic and special events to identify incompatible actions and uses located within or near residential neighborhoods.
- 3) Evaluate and amend Town Code sections on lot coverage and setbacks of structures to prevent structures too large in scale from occurring in neighborhoods.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Zoning Board of Appeals, Architectural Review Board, Historic Preservation Commission, Southold Town Economic Development Committee

**Possible Partnerships:** Fishers Island Community Board and Chambers of Commerce

**Possible Funding Sources:**

Environmental Protection Fund Grant C006789 Code Revisions

Empire State Development – Restore New York Communities Initiative

**Timeline for Implementation:** 2015

**2. CULTURAL RESOURCES**

The character of the Town is also defined by its vast wealth of historical and cultural resources. The *Comprehensive Survey of Historic Resources in the Town of Southold and Fishers Island* (Society for the Preservation of Long Island Antiquities (SPLIA), 1988) identifies approximately fifteen-hundred historical structures of regional importance. Of these, eight individual properties and two historic districts are listed on the *State and National Registers of Historic Places*. In addition, the Town Southold Historic Preservation Commission maintains its own listing of locally significant historic landmarks (Appendix D).

Throughout the years many historic buildings that once punctuated the Town have been destroyed, demolished, renovated or modified--eroding the Town's heritage. To prevent further loss of the Town's historic resources, an update to the *Comprehensive Survey of Historic Resources in the Town of Southold and Fishers Island* is needed. Potential historic districts within each Hamlet will be identified and the Town will work to strengthen the role of the Southold Historic Preservation Commission and request the development of siting and design standards and resource management strategies and plans to preserve these important resources.



Figure 8. Door header of Little Gull Light Station, Little Gull Island, Southold.

**Goal 2.1: Identify, document and map the historic resources of the Town.**

**Objective:** Continue to identify, document and map historic resources in the Town:

- 1) Work with the New York State Department of Parks, Recreation and Historic Preservation, hamlet historic societies, the Ferguson Museum (Fishers Island) and property owners to update the Society for the Preservation of Long Island Antiquities List (SPLIA) list to aide in the historic preservation of the Town’s historic properties.
- 2) Delineate and designate historic districts and/or points of historical significance in each Hamlet by 2015.
- 3) Inventory, protect and preserve significant historic resources including family cemetery plots, Benjamin Franklin colonial-era postal mile markers and historic trees.
- 4) Produce an updated Town of Southold Cultural Resources Map by 2015.

**Responsible Parties:** Historical Societies, Museums, Southold Town Board, Southold Planning Board and Southold Historic Preservation Commission

**Possible Partnerships:** New York State Department of Parks, Recreation and Historic Preservation

**Possible Funding Sources:** Environmental Protection Fund – Historic Preservation Program  
Empire State Development – Restore New York Communities Initiative

**Timeline for Implementation:** 2015

**Goal 2.2: Manage and preserve the historic and architectural resources of the Town.**

**Objectives:**

- 1) Incentivize and encourage owners of properties included on the Society for the Preservation of Long Island Antiquities List (SPLIA) and/or historic trees to seek Town Landmark Status.
- 2) Seek funding to restore and preserve the historic informational plaques Town-wide.

- 3) Create program to identify cultural assets for potential Town purchase (e.g. Expanding village greens through property acquisition).
- 4) By 2012, codify the historic architectural design standards developed by the Southold Historic Preservation Commission for historic structures constructed and reconstructed in designated Historic Districts.
- 5) Incentivize preservation of historic structures by creating pilot program to relax zoning for historic structures
- 6) Create a pilot program that provides tax incentives to property owners who achieve Town landmark status.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Zoning Board of Appeals and Southold Historic Preservation Commission.

**Possible Partnerships:** New York State Department of Parks, Recreation and Historic Preservation.

**Possible Funding Sources:** Environmental Protection Fund – Historic Preservation Program  
Empire State Development – Restore New York Communities Initiative  
New York State Housing Trust Fund Corporation, Office of Community  
Renewal in coordination with New York State Division of Housing and  
Community Renewal – New York Main Street Program

**Timeline for Implementation:** To be determined



Figure 9. Cutchogue Streetscape, Main Road, Cutchogue.

**Goal 2.3: Provide for compatible use, reuse and integration of historic resources in future planning while limiting and minimizing inappropriate alterations to the resource.**

**Objective:** Avoid loss or impairment of historic resources (structures, sites or components). By 2012 expand the responsibilities of the Southold Historic Preservation Commission to include the review of all historic structures or other properties requesting major structural or changes to a historic resource; including authority to:

1. Preserve historic structures or components in place to the greatest extent practicable.

- Allow relocation of the historic structures only when the resource cannot be preserved in place.
  - Allow demolition of a structure or feature only where alternatives such as rehabilitation or relocation are not feasible.
  - Within identified historic districts, demolished historical structures should be replaced with structures of similar character, mass, proportion, and scale.
2. Request that the Southold Historic Preservation Commission develop Best Management Practices to avoid adverse impacts of new development on nearby historic resources by 2013.

**Responsible Parties:** Southold Town Board, Historic Preservation Commission, Architectural Review Board and Southold Town Economic Development Committee.

**Possible Partnerships:** Town Historian, New York State Department of Parks, Recreation and Historic Preservation

**Possible Funding Sources:**

Environmental Protection Fund Grant C006789 Code Revisions  
Environmental Protection Fund – Historic Preservation Program



Figure 10. Aerial photo view of Oregon Road 2010.

**Goal 2.4: Protect and enhance resources that are significant to the culture of the Town of Southold.**

**Objectives:**

- 1) Support museums, historical societies and other institutions preserving and promoting the Town's culture.
- 2) Protect the character of historic agricultural and maritime areas by maintaining appropriate scales of development, intensity of use, and architectural style.
- 3) Preserve and encourage traditional uses defining the agricultural and maritime character of the area.
- 4) Encourage landowners to participate in the New York State Office of Parks, Recreation and Historic Preservation Barn Restoration programs and tax incentives.
- 5) Provide interpretive materials in appropriate settings to augment the public's understanding and appreciation of the Town's agricultural and maritime heritage.
- 6) Preserve and enhance historic lighthouses: Horton Point Lighthouse, the Coffeepot Lighthouse at Orient Point, the Plum Island Lighthouse, the Little Gull Island Light Station, Bug Light at Long Beach Bar, and the North dumpling Lighthouse and Race Point Lighthouse and other navigational or nautical structures.
- 7) Protect underwater historic, archaeological and cultural resources through the development of a Marine Resources Management Plan by 2020.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Land Preservation Committee and Southold Historic Preservation Commission

**Possible Partnerships:** Historical Societies, Museums, Southold Town Historian, New York State Department of Parks, Recreation and Historic Preservation.

**Possible Funding Sources:**

Community Preservation Project Program

Environmental Protection Fund – Historic Preservation Program

Preserve America Grant Program

Save America's Treasure's Grant Program

**Timeline for Implementation:** 2020

**Goal 2.5: Protect and preserve archaeological resources.**

**Objectives:**

- 1) By 2013 expand the charge of the Southold Historic Preservation Commission to include the management of archaeologically sensitive areas.
- 2) Work with Building Department and Ferguson Museum to improve the process of protecting archeological resources on Fishers Island.
- 3) Preserve and protect archaeologically sensitive areas through perpetual restrictions that ensure their long-term preservation.
- 4) Strengthen regulations regarding disturbance to significant archaeological resources through project redesign and/or artifact recovery prior to construction.
- 5) Avoid disturbance of any object of archaeological or paleontological interest situated on or under lands owned by the State of New York or the Town of Southold.

**Responsible Parties:** Southold Town Board, Southold Planning Board and Southold Historic Preservation Commission, Ferguson Museum

**Possible Partnerships:** Historical Societies, Museums, Southold Town Historian, New York State Department of Parks, Recreation and Historic Preservation

**Possible Funding Sources:** Environmental Protection Fund – Historic Preservation Program  
Preserve America Grant Program  
Save America's Treasure's Grant Program  
Institute of Museum and Library Services (IMLS) Museums for America  
Institute of Museum and Library Services (IMLS) The Museum Program  
Institute of Museum and Library Services (IMLS) American Heritage  
Preservation Grants

Access to Artistic Excellence Grant Program

**Timeline for Implementation:** To be determined

**Goal 2.6:** Promote heritage tourism to educate residents and visitors about the historical/cultural significance of the Town.

**Objectives:**

- 1) Elevate the Town’s historical/cultural significance through school curricula, heritage festivals, parades and special events.
- 2) Develop a public signage program and corresponding map that identifies and explains the historic/cultural resources of the Town.
  - a. Work with the North fork Promotional Council to highlight cultural interests throughout the Town.
- 3) Foster partnerships with local groups and museums to aid in the stewardship of historic sites on Town owned properties.
- 4) Consider entering into a partnership with a private entity to establish a museum highlighting the Town’s diverse culture (art and history) within the Peconic School building and grounds and New Suffolk Waterfront.

**Responsible Parties:** Southold Town Board, Southold Town Historian and Southold Historic Preservation Commission.

**Possible Partnerships:** Chambers of Commerce, Historical Societies, Museums, Schools, East End Arts Council, Old Town Art and Crafts Guild, North Fork Promotion Council, Civic Groups, Long Island Convention & Visitors Bureau and Sports Commission, Suffolk County Office of Film and Cultural Affairs and New York State Department of Parks, Recreation and Historic Preservation

**Possible Funding Sources:**

Environmental Protection Fund – Historic Preservation Program

Empire State Development – Restore New York Communities Initiative  
New York State Main Street Program  
Preserve America Grant Program  
Save America’s Treasure’s Grant Program  
Certified Local Government Grant Programs (CLG)  
National Endowment for the Arts (NEA) Access to Artistic Excellence Grant Program  
National Endowment for the Humanities (NEH) America’s Historical and Cultural  
Organizations: Planning and Implementation Grants  
National Endowment for the Humanities (NEH) Bridging Cultures: Planning and  
Implementation Grants for Academic Forums and Program Development Workshops  
Institute of Museum and Library Services (IMLS) Museums for America  
Institute of Museum and Library Services (IMLS) The Museum Program  
Institute of Museum and Library Services (IMLS) American Heritage Preservation Grants

**Goal 2.7: Promote and concentrate public art, crafts and entertainment cultural attractions in Hamlet Centers.**

**Objectives:**

- 1) Encourage developers to integrate art into the design process for buildings and public spaces.
  - a) Consider setting a recommended minimum percent cover of surface area that would be dedicated to public art (applicable to certain areas).
- 2) Encourage public agencies to integrate art in the design of all publicly visible infra structure, including retaining walls and public spaces (e.g. incorporate sculpture in public areas).



Figure 11. Oysters

- 3) Work with the Chambers of Commerce, business and merchant groups, The East End Art Council, Libraries, Schools and Museums to develop art shows and cultural projects centered around the Hamlet Centers.
  - a) Create opportunities for Artists in Residence.
- 4) Elevate the importance of the Town's iconic art and entertainment history through the development of quarterly, celebratory events.

**Responsible Parties:** Southold Town Board, Southold Town Economic Development Committee, Southold Town Housing Advisory Commission

**Possible Partnerships:** Fishers Island Community Board, East End Arts Council, North Fork Art Guild, North Fork Community Theatre, North Fork Promotion Council, Long Island Convention & Visitors Bureau and Sports Commission and Suffolk County Office of Film and Cultural Affairs

**Possible Funding Sources:**

- New York State Council on the Arts
  - Architecture, Planning and Design Program
  - Arts Education Program
  - Folk Arts Program
  - Literature Program
  - Music Program

-Visual Arts Program

- Environmental Protection Fund – Historic Preservation Program
- Empire State Development – Restore New York Communities Initiative
- New York State Housing Trust Fund Corporation, Office of Community Renewal in coordination with New York State Division of Housing and Community Renewal – New York Main Street Program
- National Endowment for the Arts (NEA) Access to Artistic Excellence Grant Program
- National Endowment for the Arts (NEA), Universal Design Leadership Program

**Timeline for Implementation:** To be determined

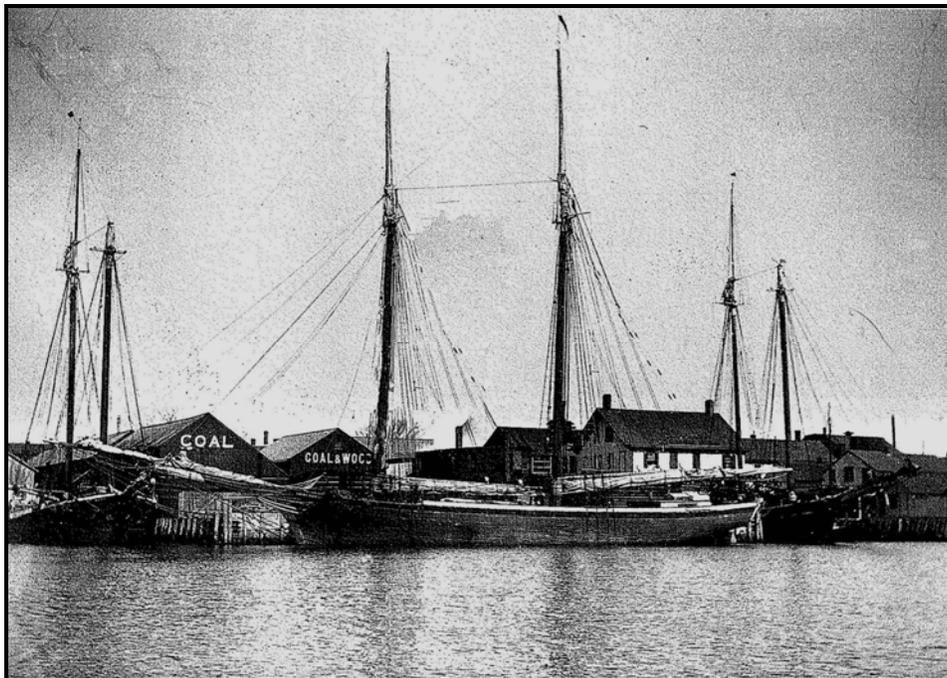


Figure 12. Greenport Wharf, Greenport.

### 3. NATURAL HERITAGE

For the purpose of this chapter, Natural Heritage consists of landscapes and waterscapes of outstanding universal value from the science, conservation or natural beauty point of view. The resources are physical (flora and fauna) and intangible (such as the working landscape). In 1998 the Town recognized the

importance of the working landscapes and adopted the *Community Preservation Project Plan* to preserve the landscape and the people who interact with it. In 2005 the *Town of Southold Local Waterfront Revitalization Program* was adopted, elevating the importance of protecting the working maritime culture and the areas historically and presently committed to them. Goals and objectives will be further discussed in the Natural Resources Chapter.

**Goal 3.1: Elevate and preserve the Town’s natural heritage through the preservation of the working landscapes and waterscapes and the people who interact with them.**

**Objectives:**

- 1) Protect agricultural lands in the Town of Southold.
- 2) Provide for and support the commercial and recreational use of the Town of Southold's marine ecosystems.
- 3) Audit the Town of Southold Town Code to ensure consistency with adopted plans and programs .
- 4) Amend current regulations to further support agriculture and maritime uses.
- 5) Identify and preserve the flora and fauna of the Town.
  - a. Work with regional agencies and institutions to preserve the unique natural qualities of the islands within the Town limits: including Fishers Island, Plum Island and Little Gull and Great Gull Islands.

**Goal 3.2: Protect and restore ecological quality throughout the Town of Southold.**

**Objectives:**

- 1) Avoid adverse changes to the Long Island Sound and the Peconic Bay ecosystems that would result from impairment of ecological quality.
- 2) Promote sustainable use of living marine resources in Long Island Sound, the Peconic Estuary and Town waters.

**Goal 3.3: Protect vulnerable fish, wildlife, and plant species, and rare ecological communities.**

**Goal 3.4: Protect the Town Beaches**

**Goal 3.5 Protect and improve soils in the Town of Southold**

**Goal 3.6 Protect Town aquifers.**

**Goal 3.7 Protect and improve air quality in the Town of Southold.**

**Responsible Parties:** Southold Town Board, Southold Planning Board, Southold Zoning Board of Appeals, Town Committees, Southold Town Economic Development Committee, Southold Board of Trustees, Southold Land Preservation Department and Committee

**Possible Partnerships:** Fishers Island Community Board, Peconic Estuary Program, The Nature Conservancy, Long Island Sound Future Fund, Group for the East End, North Fork Environmental Council, Audubon and various institutions.

**Possible Funding Sources:** Environmental Protection Fund Grant C006789 Code Revisions  
Long Island Sound Futures Fund

**Timeline for Implementation:** To be determined

#### **4. HAMLET GOALS AND OBJECTIVES**



Figure 13. Hamlet Center, Orient

From 2005 to 2010 the Town developed and implemented The Town of Southold Hamlet Study (2005): a community-based planning effort where nine community groups known as the Hamlet Stakeholders were formed representing each hamlet. The Hamlet Stakeholders, through public meetings, generated a list of short-term and long-term recommendations that were presented to Town Board and Planning Board for prioritization and implementation. In 2008 the Town Board also formed the Hamlet Study Implementation Panel (HIP) consisting of Town staff and Town committee chairs to implement stakeholder recommendations. The HIP met frequently throughout 2008 and beginning of 2009 and many short-term recommendations were implemented and completed. The section below includes the long-term recommendations that the HIP recommended be integrated within the 2020 Comprehensive Plan Update.

#### **4.1 Mattituck/Laurel**

- 1) Revitalize Mattituck Inlet into a recreational and commercial maritime hub.

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- a. Reconnect the waterfront with Love Lane business district.
  - b. Perform feasibility study to construct a roundabout on County Route 48 in the vicinity of Love Lane for traffic calming and pedestrian safety.
  - c. Update the Mattituck Inlet Watershed Plan and implement the Harbor Management Plan.
- 2) Target area (located south of New York State Route 25 and east of New Suffolk Avenue) to create village green/park for community events.
  - 3) Target the northern portion of parcels behind the retail/service shops south of New York State Route 25 for parking.
  - 4) Support the closure of Love Lane for events and fairs.
  - 5) Encourage the continued operation of the Post Office.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Board of Trustees, Zoning Board of Appeals, Town Committees and Chambers of Commerce.

#### **4.2 New Suffolk**

- 1) Encourage the continued operation of the Post Office.
- 2) Revitalize New Suffolk Hamlet's waterfront incorporating green infrastructure technologies.
- 3) Recognize and preserve the unique maritime heritage of the area, highlighting the history of submarine manufacturing.
- 4) Develop streetscape plan for First Street.
- 5) Designate the entire hamlet as a historic district.
- 6) Develop design guidelines for commercial and residential structures.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Zoning Board of Appeals, Southold Town Historian, Southold Historic Preservation Commission and Town Committees

### **4.3 Cutchogue**

- 1) Improve hamlet center streetscape through the development and implementation of a traffic calming plan for New York State Route 25 focused on pedestrian flow and safety.
- 2) Design and implement traffic calming measures in the King Kullen Shopping Center area (improve signage).
- 3) Work with NYSDOT to develop a streetscape plan including the installation of street furniture and the development of a street tree planting and maintenance program.
- 4) Expand the village green (SCTM# 109.-5-6.1) property to the west with the assemblage of historic properties.
- 5) Encourage the continued operation of the Post Office.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Town of Southold Transportation Commission, Town of Southold Tree Committee and Office of the Town Engineer.

### **4.4 Peconic**

- 1) Develop streetscape plan for hamlet center.
- 2) Encourage the continued operation of the Post Office.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Town of Southold Transportation Commission and Town Committees.

### **4.5 Southold**

- 1) Develop streetscape plans for NYS 25 from Akerly Pond Road to Beixedon Road Avenue and County Route 48 from Horton Lane to Boisseau Avenue.
- 2) Divert truck traffic to County Route 48.
- 3) Increase intensity of use of Silversmith's Corner for picnics, games, summer events and activities.
- 4) Encourage the continued operation of the Post Office.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Town of Southold Transportation Commission, Town of Southold Tree Committee, Office of the Town Engineer and Chambers of Commerce

#### **4.6 Greenport**

- 1) Develop a well-designed gateway on Route 25 west of the village.
- 2) Preserve the natural landscape and create 75-100" buffers along the hamlet's main roads.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Town Committees and Office of the Town Engineer

#### **4.7 East Marion**

- 1) Develop streetscape plan for NYS 25 from Rocky Point Road to eastern HALO boundary
- 2) Preserve the East Marion Memorial Post Office.
- 3) Develop a well-designed gateway incorporating traffic calming measures.
- 4) Retain the satellite limited commercial area at the corner of Rocky Point Road and NYS Route 25.

**Responsible Parties:** Southold Town Board, Southold Planning Board, Town of Southold Transportation Commission, Town Committees and Office of the Town Engineer

#### **4.8. Orient**

- 1) Preserve the gateway property east of Latham's Farm Stand (scenic vista is important).
- 2) Retain the Post Office in the Hamlet Center.
- 3) Re-evaluate the General Business "B" zoning district south and west of Village Lane.

**Responsible Parties:** Southold Town Board and Southold Planning Board

#### **4.9. Fishers Island**

- 1) Revitalize and strengthen the existing hamlet business center/village green.

- 2) Evaluate the General Business zoned "gateway" area west and south of the Ferry Dock on Silver Eel Cove
- 3) Evaluate Hamlet Business zoned "triangle" formed by Equestrian, Oriental and Crescent streets.
- 4) Continue to support the role of the Henry L. Ferguson Museum and the Museum's Land Trust in the preservation of social, archeological, historical and cultural attributes of the Island.
  - a) Seek funds to do an updated version of the Society for the Preservation of Long Island Antiquities' (SPLIA) survey of historic structures.

From 1986 to 1988, The Society for the Preservation of Long Island Antiquities (SPLIA) conducted an inventory of historic properties within the Town of Southold. The inventory (Comprehensive Survey of Historic Resources in the Town of Southold and Fishers Island) found eighty-one structures of historic significance on Fishers Island.

- b) Update and recommend properties for local, state and national landmark status.

Correspondingly, the Town has a register for local Landmark Structures and Sites. This is a voluntary program whereby property owners submit requests for local registration. No properties on Fishers Island are on this register, nor is there any record of applications for landmark status.

New York State and the federal government each maintain Registers of Historic Places. These registers contain buildings, structures, districts, objects and sites significant to the history, architecture, archeology and culture of the state or the nation. Although Fishers Island is not listed on either the State or the National registers, Fort H.G. Wright is eligible for such designation (Source: Town of Southold, LWRP Section II. F – p.3).

- c) Work with the Fishers Island Ferry District to revitalize the Fort Wright and Silver Eel Cove waterfront gateway using green infrastructure technologies.
    - d) Develop a Parade Ground Preservation Plan.

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**Responsible Parties:** Southold Town Board, Southold Planning Board, Southold Land Preservation Committee, Fishers Island Community Board, Henry L. Ferguson Museum Board of Directors, Southold Town Economic Development Committee and Town Committees

## APPENDIX A

### Community Character Chapter Methodology

#### 1. Method

The Community Character Chapter, as a part of The Town of Southold Comprehensive Plan 2020, identifies and expands on relevant goals, objectives and recommendations outlined in a series of Town planning initiatives, studies and reports conducted over the last twenty years.

In 2003 the Town adopted The Southold Comprehensive Implementation Strategy Final Generic Environmental Impact Statement (FGEIS) which evaluated the planning initiatives, studies and reports for applicable recommendations and planning tools. As a part of the FGEIS the Southold Town Board developed a Comprehensive Implementation Strategy (CIS) that audited and categorized past Town goals and objectives within the planning initiatives, studies and reports. The study found that many newer documents consistently reiterated prior recommendations over the years. The following documents were evaluated in the (FGEIS) to establish goals and objectives for Community Character:

1. Parks and Recreation & Open Space Plan 1982
2. Master Plan Update, Background Studies (1984)
3. Master Plan Update (1985)
4. Town of Southold Comprehensive Plan: 1967, 1985
5. US/UK Stewardship Exchange Report – 1991
6. Special Groundwater Protection Area Plan (1992)
7. Southold Town Stewardship Task Force Report – 1994
8. Fisher’s Island Growth Plan (1987-1994)
9. Seaview Trails of the North Fork (1995)
10. Peconic Estuary Program (1995)
11. Economic Development Plan (1997)
12. Southold Township Planning Initiates (1997)
13. Community Preservation Project Plan (1998)
14. County Route 48 Corridor, Land Use Study (1999)
15. Farm and Farmland Preservation Program: (1983-2002)

16. Southold Town Farm and Farmland Protection Strategy (2000)
17. Water Supply Management & Watershed Protection Strategy (2000)
18. Scenic Southold Corridor Management Plan (2001)
19. Blue Ribbon Commission for Rural Southold (2002)
20. Town of Southold Generic Environmental Impact Statement (2003)
21. State and National Registers of Historic Places

Since completion of the FGEIS in 2003, the Southold Town Board adopted three important comprehensive planning documents:

1. Local Waterfront Revitalization Program (2004)
2. Town of Southold Hamlet Study (2005)
3. Community Preservation Project Plan (2008 Update)

In 2004 the Southold Town Board adopted the Town of Southold Local Waterfront Revitalization Program (LWRP), a pivotal document that outlines goals and objectives for the Town's developed, natural, public and working coasts in form of policies. The policies emphasize the preservation of the Town's community character through the preservation of scenic quality. The program also includes a recommendation to implement a Hamlet Revitalization Plan that focuses on the elements of the streetscape which support economic development, historic preservation and good design in hamlet centers, resulting in an attractive choice for people to live, visit and conduct business.

In 2005 The Town of Southold Hamlet Study was adopted. Expanding on the One Town, Many Places study conducted in 1994, the study relied on community stakeholders from each hamlet to develop a vision and formulate recommendations to achieve the vision. Seventeen principles were established by the groups to categorize the recommendations. The seventeen principles all directly or indirectly contribute to the character of the Town. They include:

1. Gateways
2. Human Scale

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3. Streetscape
4. Design
5. Vehicular Circulation
6. Pedestrian Circulation
7. Parking
8. Infrastructure
9. Public Transportation
10. Maintenance
11. Enterprise
12. Housing
13. Open Space Preservation
14. The Working Landscape
15. Historic Resources
16. Waterfront
17. Recreation

Additionally, the effort identified many commonalities among the Hamlets that provided further direction to the Town.

From 2006 to 2009, the Planning Board and Southold Town Board categorized the recommendations into short and long-term priority projects. The short-term projects have been implemented to the extent feasible. The long-term projects have been integrated within this update.

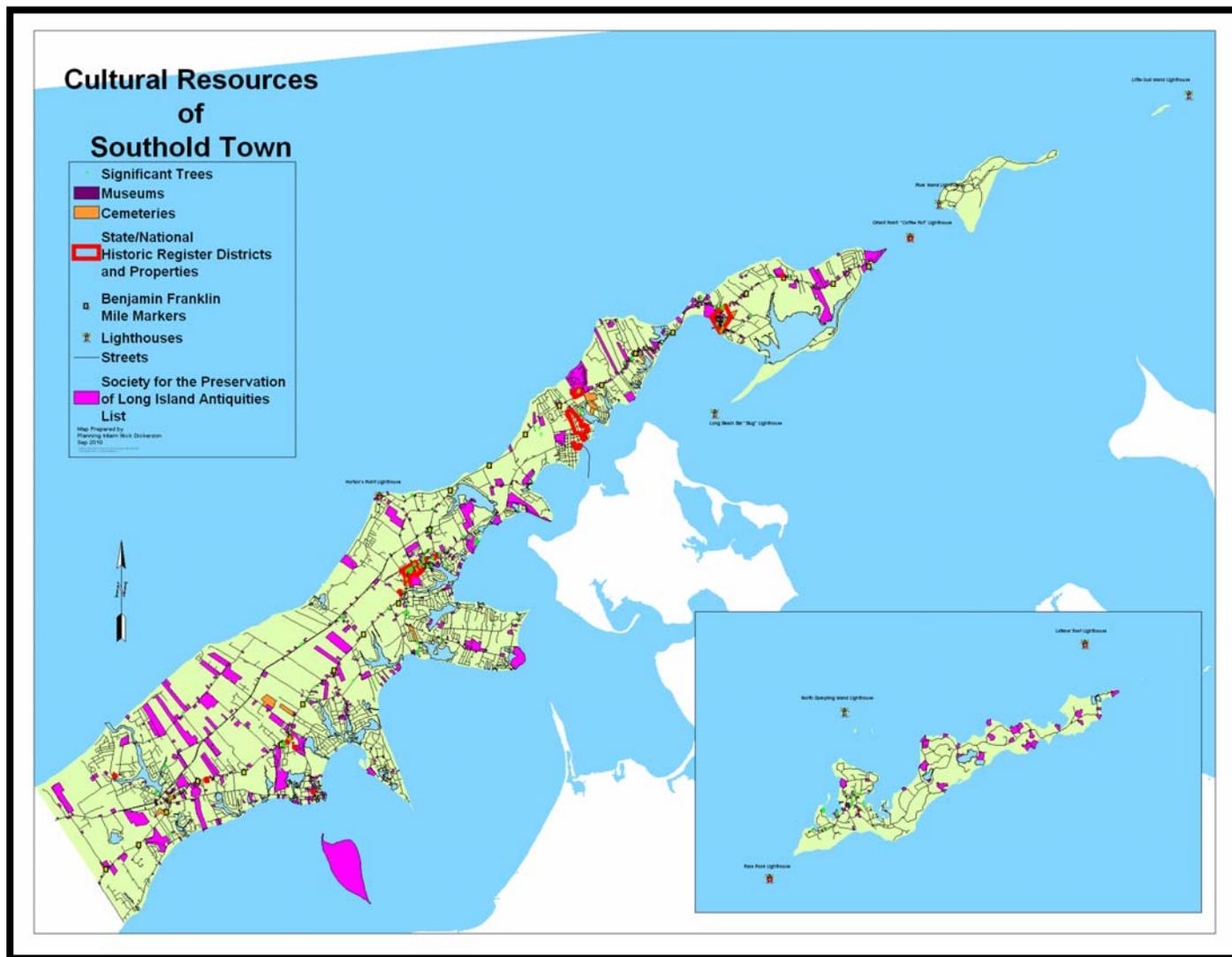
In 2006 a revised Community Preservation Project Plan (Update, 2008) was adopted. The plan identifies parcels that the Town encourages to participate in the agricultural and open space preservation programs.

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More recently the Town developed a Town of Southold Cultural Resources Map containing important archeological and historic resources in 2010. The map provides a foundation to develop management and preservation strategies to protect these important resources. The method and map is included as Appendix B.

## Appendix B

### Draft Cultural Resources Map of Southold Town



## APPENDIX C

### Methodology to Create the Cultural Resources Map

#### **1. Geographic Information System Recording and Mapping of the Benjamin Franklin Mile Markers.**

##### **Prepared by Nicholas Dickerson**

The thirty Postmaster General Benjamin Franklin Mile Markers that run along parts of Southold's Main (New York State Route 25) and North Road (County Route 48) comprise one of the most significant collections of historic artifacts related to postal history within the United States. Since their installation in 1755 by Postmaster Benjamin Franklin, of the original 30 stones installed, 24 stones have survived despite damage from human action and climatic weathering.

To better ensure the protection of these mile markers, in 2010 the Town catalogued all of the remaining Benjamin Franklin Mile Markers into a Southold Town geographic information system to provide better management and prevent future accidental damage by construction or usual maintenance.

The information gathered by Robert Long in his 1991 *Benjamin Franklin's North Fork Milestones: A fascinating heritage from 1755*, and later updated by the Southold Historical Society, provided most of the reference information necessary to complete the project. The guide provided the approximate locations of each stone for field verification. Once the stone was located, the stone was logged with a GPS field unit, and data concerning its condition and location recorded. The GPS coordinates and field data were placed into Southold's GIS database, where it can be accessed by all Southold agencies.

#### **2. Inventory, Geographic Information System Recording and Mapping of Significant Trees.**

##### **Tree Methodology:**

During 2010 the Town located and recorded significant and historic trees important to the community. Tree locations were obtained from historical documents, personal knowledge of Antonia Booth (Southold Town Historian) and the *Trees of Southold* (Bob Kassner). Process for measuring trees included measuring and calculating each tree's diameter breast height (DBH), logging each tree with GPS device and visually recording tree health through photographs of trunk and leaves. Common name (*scientific name*) date, measured circumference and address (where possible) were recorded into an Excel spreadsheet. GPS coordinates of each tree were then mapped.

### **3. Inventory and Geographic Information System Mapping of Cemeteries**

#### **Cemetery Methodology:**

A complete inventory of historical and current private and public cemeteries was conducted in 2010. Staff utilized records from the Southold Town Historian, Antonia Booth, and consulted with the following local historians or residents: Amy Folk, Collections Manager for the Oysterponds Historical Society; Geoffrey Fleming, Director of the Southold Historical Society; Georgette Case, Historian for Riverhead (on question of Case family cemetery located in Bayview). Carol deLong (Presbyterian Church's secretary), and Wesley Dickinson were also contacted for information about possible cemeteries in Bayview. Ritchie Latham, former Planning Board member, for insights on the missing King Family Cemetery in Orient. Additionally a historic records search of old newspaper articles for old correspondence was also performed.

Site visits were made to each cemetery. Cemetery signs, main and secondary entrances were photographed. Cemetery name, type (family, religious, public), dates of first and last burials and location or reference points were recorded into Excel spreadsheets. Cemetery parcels were then identified and added to the Cultural Resources Map.

### **4. Mapping of Society for the Preservation of Long Island Antiquities (SPLIA) Listed Structures and Places and State and National Registers of Historic Places.**

The historic sites map was created using the *Comprehensive Survey of Historic Resources in the Town of Southold and Fishers Island* [Society for the Preservation of Long Island Antiquities (SPLIA), 1988] layer and *State and National Registers of Historic Place* layer. The State and National Registers of Historic Places are the official lists of buildings, structures, districts, objects and sites significant in the history, architecture, archeology and culture of New York and the nation.

In addition to the *State and National Registers of Historic Places*, the Town of Southold Landmark Preservation Commission has designated numerous buildings and structures as locally significant historic landmarks under *Chapter 170* of the Town Code, the *Landmark Preservation Law* (See Appendix D).

## APPENDIX D

### Historic Resources of Southold Town

Adapted from Draft Generic Environmental Impact Statement  
of Southold Comprehensive Implementation Strategy (2003)

#### Town of Southold Landmarks

In 1983, Southold adopted a Landmarks Preservation Law (Chapter 170, Town Code), which established a Landmarks Preservation Commission to identify and preserve significant historic resources within the Town. In 1996, the Landmark Preservation Commission published a guide to landmarks titled: *Town of Southold Register of Designated Landmarks 1983-1996*. The Commission also maintains reference files on historically significant properties, encourages individual owners to apply for local landmark designation and assists property owners interested in historically or architecturally consistent renovations and restorations.

The Commission identified the following locally designated historic landmarks within the Town from 1983-2011:

#### Laurel

- Cleaves-Kuester House, Franklinville Road (Old SR 25)

#### Mattituck

- Wells-Lyons House, Main Road (SR 25)
- Reeve-Pim House, Reeve Avenue
- Reeve-Wickham House, New Suffolk Avenue

#### Cutchogue

- Cutchogue Presbyterian Church
- "The Old Place", New Suffolk Road
- Honeymoon Cottage, Village Green
- Wickham Farmhouse, Village Green
- David Tuthill Farmstead-Wickham House, New Suffolk Road
- Moore-Lizewski House & Barn, Main Road
- Early Colonist's House, Main Road

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- Independent Congregational Church, Main Road
- Hamid House, Main Road
- Buckingham-Case-Richmond House, Main Road
- Richard Hallock House, Skunk Lane
- The Cutchogue Diner, Main Road
- Hurricane Hall, Skunk Lane
- Einstein House, West Cove Road
- The Old House, Village Green
- Fort Corchaug

**New Suffolk**

- Old Harbor House, Harbor Lane
- Methodist Mission & New Suffolk School, King Street
- Goldsmith-Tuthill Main Street TOS
- Golder House, New Suffolk Avenue TOS

**Peconic**

- Isaac Overton House, Middle Island Road
- The Castle Old Castle, Main Road

**Southold**

- Town Doctor's House, Ackerly Pond Road
- Joseph Reeve House, Lower Road
- Abijah Corey House, Main Bayview Road
- Bayles-Tuthill-Young House, Main Road
- Joseph Horton House, Main Road
- John Booth House, Oaklawn Avenue
- Deacon James Horton House, Main Bayview Road

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- The First Universalist Church of Southold, Main Road
- The Prince Building, Main Road
- Col. John Youngs House, Youngs Avenue
- Thomas Moore House, Main Road
- The First Presbyterian Church, Main Road
- The Cleveland-Glover, Frank Gagen Blacksmith Shop, Main Road
- The Hallock Currie-Bell House, Main Road
- The Pine Neck Barn, Main Road
- The Downs Carriage House, Main Road
- The Bayview School House, Main Road
- The Treasure Exchange, Main Road
- Horton Point Lighthouse, Lighthouse Road
- Vail/Scopaz House, Main Road
- John B Coleman Harbor Lights Drive

**Orient**

- Shaw House/Revolutionary Cottage, Village Lane
- Terry-Mulford House, Kings Highway
- "Terrywold", Kings Highway
- Village House, Village Lane
- Webb House, Poquatuck Park
- High-Thiel House, Kings Highway
- Gideon Youngs House, Village Lane
- The Nathan B. Seidman Residence, Main Road

**Greenport**

None

**Robins Island**

None

**Plum Island**

None

**Little Gull Island**

None

Great Gull Island

None

**Fishers Island**

None

**Latimer Reef**

None

**Town Historic Sites**

- Benjamin Franklin Mile Markers (Milestones)
- The Commoners' Preserve – Broadwaters Cove

**Maritime Landmarks**

In addition to the local landmarks identified above, the Town supports a number of unique maritime landmarks that have a significant local historic value. These sites are:

- Horton Point Lighthouse, built 1857, re-commissioned in 1990
- Bug Light at Long Beach Bar, built 1870, discontinued in 1945, burned in 1963, rebuilt and relit in 1990
- Orient Point Lighthouse, built 1899, renovated in 1973 and 1999
- Plum Island Lighthouse, built 1827, rebuilt 1869, discontinued in 1978
- Little Gull Island Light Station, built 1806, rebuilt in 1868
- Race Rock Light, built 1878

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- North Dumpling Light, built 1849, rebuilt in 1871 and 1980
- Latimer Reef , built 1884

Other maritime-related structures of historic interest include the shipping piers at Orient Wharf, Orient; the Wharf House at Founders Landing, Southold and the New Suffolk Shipping Piers, New Suffolk. The former life-saving station at Rocky Point, East Marion is still extant, as is one of the last remaining tidal mills left on Long Island at Mattituck Inlet. The life station has been converted into a residence; the tidal mill into a restaurant. On Fishers Island and Plum Island, both sites of naval defense fortifications in use up until the end of World War II, there are numerous structures that may be worth preserving (LWRP 2004).

**Historical Societies**

There are six active historical societies in the Town, listed as follows:

- Oysterponds Historical Society, Orient
- Stirling Historical Society, Greenport
- Southold Historical Society
- Cutchogue-New Suffolk Historical Council
- Mattituck Historical Society
- Henry Ferguson Museum, Fishers Island

These societies are independent non-profit organizations that specialize in local historic preservation. Some of These organizations own and manage historical properties of their own.

## **APPENDIX E**

### **Arts & Cultural Resources of Southold Town**

**Adapted from Draft Generic Environmental Impact Statement  
of Southold Comprehensive Implementation Strategy (2003)**

#### **Museums**

The Town's historical heritage has been preserved in a wide range of museums. Some of these museums present traditional historical displays, others exhibit the Town's environmental and natural resources, while still others are unique interactive facilities. The following list presents the museums facilities within the Town:

#### **Mattituck**

- Mattituck Historical Society
- Mattituck Historical Museum and Schoolhouse

#### **Cutchogue**

- Village Green Historical Complex (Cutchogue-New Suffolk Historical Council)
- Old Burying Ground

#### **Southold**

- Southold Historical Museum Complex (Southold Historical Society)
- Custer Institute
- Horton Point Lighthouse
- Southold Indian Museum

#### **Orient**

- Oysterponds Historical Society Museum
- Slave Burying Ground

#### **Fishers Island**

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- Ferguson Museum

**Theaters**

- Mattituck Cinemas in the Mattituck Plaza
- The North Fork Community Theater in Mattituck
- Greenport Theatre (Village of Greenport)

**Galleries**

Southold's beautiful natural setting has provided inspiration for a number of artists. Listings of artists and galleries can be found at The East End Arts Council (<http://www.eastendarts.org/>) and The Old Town Arts and Crafts Guild (<http://oldtownguild.com/>).

**Libraries**

Southold supports five libraries that provide a wide range of services to the community:

- Mattituck-Laurel Library
- Cutchogue Free Library
- Southold Free Library Site of visit of Thomas Jefferson and James Madison. Includes the Whitaker Historical Collection
- Floyd Memorial Library (Village of Greenport)
- Fishers Island Library Association

**Farm Stands**

The Town supports numerous farm stands. In the interest of not excluding farm stand operations a listing has not been provided.