



**INCORPORATED VILLAGE OF PORT JEFFERSON**  
**Building & Planning Department**  
88 North Country Rd., Port Jefferson, NY 11777  
Ph.: (631) 473-4744 Fax: (631)473-2049  
[www.portieff.com](http://www.portieff.com)

**April 11, 2019**  
**PLANNING BOARD MEETING AGENDA**

*The Board will convene at 6:00 pm at Village Hall 121 W. Broadway, Port Jefferson. Public Hearings are scheduled for 6:30PM. Please note that the Board may add, delete or change the order of applications on the agenda, as it deems appropriate without further notice.*

**6:00PM GENERAL BUSINESS**

- Trustee report (BD)
  - Approve 4/4/19 draft minutes
  - Next meeting 5/9/19
- .....

**6:30PM PUBLIC HEARING(S)**

**440 Main St.  
Site Plan and Conditional Use**

**Application:** # 0537-18

**Location:** Cappy's Carpet

**SCTM:** Sec.12, Blk.9, Lot 3

**Zoning:** C-1 Central Commercial District

**Applicant:** Brooks Partners, LLC. - Contract Vendee

**Property Owner:** Peter & Pina Capobianco Co-Trustees

**Contact:** Eric J. Russo, Esq. c/o Vanbrunt, Juzwiak & Russo, P.C.

**Description:** Site Development Plan and Conditional Use Permit for proposed mixed use building.

**Action:** SEQRA Public Hearing opened & closed on 3/14/19.

Site Plan & Conditional Use Public Hearing opened on 3/14/19, continued to 4/11/19.

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**STAFF UPDATES**

**407 East Main St. (JS)  
Site Plan Amendment**

**Application:** #0503-16

**Location:** Post office

**SCTM:** Sec.12, Blk.10, Lot 3.3

**Zoning:** C-1 Central Commercial



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**Applicant:** Colatasti Family L.P.

**Property Owner:** Colatasti Family L.P.

**Contact:** John J. Coughlin Ré, Nielsen, Huber & Coughlin, LLP

**Description:** Applicant requests site plan amendment for existing alterations & parking waiver.

**Action:** Decision

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**Joe Erland Parking Lot (LR)  
Site Development Plan**

**Application:** # 0576-19

**Location:** Northwest Corner of Barnum Avenue & Caroline Avenue

**SCTM:** Sec.12, Blk.6, Lot 8 & 9

**Zoning:** Single Family Residence R-B2 District

**Applicant:** Incorporated Village of Port Jefferson

**Property Owner:** Incorporated Village of Port Jefferson

**Contact:** Kevin Wood

**Description:** Construct a 44 Stall Parking Lot on the site of Joe Erland Park

**Action:** SEQRA & Decision

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**39 Sands La. (LR)  
Tree Clearing & Grading**

**Application:** #0581-19

**Location:** 39 Sand La

**SCTM:** Sec.5, Blk.3, Lot 38

**Zoning:** RB-1

**Applicant:** Michael Verruto

**Property Owner:** Michael Verruto

**Contact:** Michael Verruto

**Description:** Regulated trees removed without Planning Board approval

**Action:** SEQRA & Decision

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