



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

October 10, 2019
PLANNING BOARD MEETING AGENDA

The Board will convene at 5:00 pm at Village Hall located at 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.

5:00PM GENERAL BUSINESS

- Trustee Report (BD)
 - Approve 9/12/19 draft PB minutes
 - Next Planning Board meeting 11/7/19
 - Planning Board Rules to be adopted
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STAFF UPDATES (AL)

PJ Free Library
Site Plan Amendment

Application: # 0458-15
Location: 100, 110 & 112 Thompson St.
SCTM: Section 12, Block 4, Lots 9, 10 & 11
Zoning: R-B 3 Residential District
Property Owner: Port Jefferson Free Library
Applicant: Port Jefferson Free Library
Contact: Farrell Fritz, P.C. c/o John C. Stellakis, Esq.
Description: Site Plan Amendment
Action: Staff update



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STAFF UPDATES (IS)

**Mather Hospital
Site Plan Amendment**

Determination of SEQRA segmentation

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**1601 Main St
Site Development Plan**

Jim Tsunis 9/25/19 presubmission conference update.

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NEW APPLICATIONS

**3 Crystal Brook Hollow Rd. (LR)
Tree Clearing & Grading**

Application: #0593-19

Location: 3 Crystal Brook Hollow Rd.

SCTM: Sec.6, Blk.2, Lot 2

Zoning: R-B1 Residential

Applicant: Jolanda Schreurs

Property Owner: Ken A. Dill

Contact: Ogden Landscaping c/o Judy Ogden

Description: Proposed removal of 15 trees

Action: Introduce application

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**110 Wilson Dr. (LR)
Tree Clearing & Grading**

Application: #0597-19

Location: 110 Wilson Dr.

SCTM: Sec.16, Blk.4, Lot 11

Zoning: R-B2 Residential

Applicant: Karen Vanoverberghe

Property Owner: Karen Vanoverberghe

Contact: Brandon Perone

Description: Proposed removal of 10 trees

Action: Introduce application

**1031 Main St. (LR)
Site Development Plan**

Application: #0592-19

Location: 1031 Main St.

SCTM: Sec.17, Blk.1, Lot 20.2

Zoning: R-O Residential-Office

Applicant: Eric Cherches, Esq.

Property Owner: 1031 Main Realty, LLC

Contact: Woodhull Expediting Inc. c/o Amy Devito

Description: Proposed interior alterations, paving and drainage

Action: Introduce application



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6:30PM PUBLIC HEARING

217 Main St.

Site Plan and Conditional Use

Application: # 053-19

Location: Z Pita Restaurant

SCTM: Sec.12, Blk. 3, Lot 4

Zoning: C-1 Central Commercial District

Applicant: Joseph Zangrillo

Property Owner: 104 Inc. c/o Joseph Zangrillo

Contact: Woodhull Expediting, Inc. c/o Amy DeVito

Description: Proposed Change of Use from "Retail Food" to "Restaurant Standard," a Conditional Use in the Central Commercial C-1 District.

Action: Public Hearing 7/11/19 adjourned to 9/12/19 and 10/10/19

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