



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

JULY 8, 2021

PLANNING BOARD MEETING AGENDA

*PURSUANT TO THE PROVISIONS of Article XI, Section 250-50 of the Code of Village of Port Jefferson, please take notice that the Planning Board of the Inc. Village of Port Jefferson will hold a Work Session Meeting on Thursday July 8, 2021 **The Board will convene at 6:00 pm at Village Hall located at 121 W. Broadway, in the second floor court room Port Jefferson.***

Please note that the Board may add, delete or change the order of applications on the agenda, as it deems appropriate without further notice.

GENERAL BUSINESS

- Approve 6/10/21 draft PB minutes
- Next Planning Board meeting 9/9/21
- Trustee report

112 Brook Road/Boulder Court (LR) Subdivision

Location: 112 Brook Rd.

SCTM: 0206-11-6-17.11

Zoning: R-B2 Single Family Residence

Applicant: Matterhorn Heights LLC c/o Don Nenninger

Property Owner: Matterhorn Heights, LLC c/o Don Nenninger

Contact: Don Nenninger

Description: Conditional approval of Minor Subdivision Resolution of September 3, 2015

Action: Review bond amounts

Harborview at Port Jefferson Condominium LLC (LR) Site Plan Amendment

Location: Vantage Court

SCTM: 0206-16-8-34.3

Zoning: R-B2 Single Family Residence

Applicant: Harborview at Port Jefferson Condominium LLC

Property Owner: Harborview at Port Jefferson Condominium LLC

Contact: Harborview at Port Jefferson Condominium LLC

Description: Proposed gate at the front entrance

Action: Vote



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410 Thompson St. (JS)

Minor Subdivision

Application: #0613-20

Location: Off Old Post Rd. E.

SCTM: Sec.9, Blk.6, Lot 32

Zoning: R-B2 Residential

Applicant: Michael Watts

Property Owner: Michael Watts

Contact: Amy DeVito c/o Woodhull Expediting Inc.

Description: Minor subdivision

Action: Staff update, Bond & Plat Review, Schedule Public Hearing

(RD recused)

75 North Country Rd. (JS)

Site Development Plan

Application: #0614-21

Location: John T. Mather Hospital

SCTM: 0206-17-3-3.2

Zoning: P-O Professional Office

Applicant: Courtney Riley, Director of Land Development c/o VHB Engineering

Property Owner: Northwell Health

Contact: Farrell Fritz, P.C. Attn: Anthony Guardino, Partner

Description: Emergency Dept. & Surgical Services Expansion Master Plan

Action: Traffic study

Pine Hill Road (JS)

Major Subdivision

Application: # 125-07

Location: North side of Pine Hill Road

SCTM: Sec.18, Blk.1, Lots 11.1, 11.2, 11.3, 11.4, 11.5 & 11.6

Zoning: R-B1

Applicant: Gerasimos Inc. c/o Steve Spiliotis

Property Owner: Gerasimos Inc

Contact: Steve Spiliotis

Description: Six Lot major subdivision originally approved in 2010

Action: Bond Review & Lighting Plan