



INCORPORATED VILLAGE OF PORT JEFFERSON

PLANNING BOARD

88 North Country Road, Port Jefferson, NY 11777
Telephone: (631) 473-4744 Fax: 473-2049

Agenda - October 25th, 2007

The Planning Board meeting is held on the 2nd floor of Village Hall in the courtroom, 121 West Broadway, Port Jefferson, NY 11777. Applications are scheduled to begin at 7:30 p.m., or shortly thereafter. The Planning Board may add or remove applications from the agenda without further notice. Applications may not be heard in the order as they appear on this agenda.

GENERAL BUSINESS:

7:00 – 7:15 Adopt minutes from August 23, 2007 & September 27, 2007

7:15 – 7:30 Trustee Report

PUBLIC HEARINGS:

1. 7:30 – 8:00 Ciplak (# 121-07) Sec. 21 Blk. 5 Lot 1

Public hearing for a conditional use permit application for a retail food establishment, an Internet lounge at 1501 Main Street, located in the General Commercial C-2 District at the corner of Main Street (SR 25A) and North Country Road.

DEVELOPMENT ACTIONS:

2. 8:00 – 8:15 Spilotis (# 125-07) Sec. 18 Blk. 1 Lot 11

Review for completeness; if complete commence SEQR and schedule preliminary hearing for a proposed six lot major subdivision entitled Pine Hill Woods. The parcel is approximately 3.5 acres and located in the Single-Family Residence R-B2 District on the north side of Pine Hill Road.

3. 8:15 – 8:30 Arbuckle & Braude (# 124-07) Sec. 12.10 Blk. 1 Lot 1

Review for completeness, if complete schedule conditional use hearing for a proposed office/studio for classical musical instruction in an 800 s.f. commercial unit located at 202 Main Street. Location is within the Central Commercial C-1 District on the west side of Main Street

4. 8:30 – 8:45 Boswell (# 062-06) Sec. 18 Blk. 4 Lot 78

Consider revised clearing and grading plan for the rear yard of 5 Hill Drive. Subject property is .37 acre and in the Single-Family Residence R-B2 District.

WORKSESSION/APPOINTMENTS:

5. 8:45 – 9:00 Grobe Sec. 22 Blk. 2 Lot 36.

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Discuss plans for a proposed three lot minor subdivision of 1.38 acres located in the single-family residence R-B2 District (15,000 sq. ft. min.) on the east side of Nicholas Street, approximately 300 feet south of Reeves Road.

ZONING/CODE AMENDMENTS:

None to discuss