TOWN OF BROOKHAVEN PLANNING BOARD ONE INDEPENDENCE HILL, FARMINGVILLE AUDITORIUM 2nd FLOOR MARCH 14, 2011

THE MEETING WILL BEGIN AT 4:00 P.M., AT 5:00 P.M. THE BOARD WILL GO TO THE RELIEF OF COVENANT PORTION OF THE AGENDA. UPON FINISHING THE RELIEF OF COVENANT APPLICATIONS THEY WILL RETURN TO THE REGULAR AGENDA.

REGULAR BUSINESS 4:00 P.M.

MISCELLANEOUS MATTERS:

- 1. Renaissance Technologies Expansion @ East Setauket Log# 2007-083-SP 0200 15500 0300 004000 Request for onsite soil screening
- Medford Gardens Section 3 & 4@ Medford Final Subdivision Log# 2010-008-FS Request to modify proposed roadway intersection of Country Road 0200 63100 0300 002001
- 3. <u>McDonald's @ Medford</u> COU# 1648 Façade change and 63 sf addition 0200 86700 0200 004000 & 005000
- 4. <u>McDonald's @ Port Jefferson</u> COU# 1669 Façade Change 0200 18200 0100 014000
- 5. <u>League Court @ Centereach</u> Log# 2006-008-FS 0200 51700 0100 003000 004000 Request for 90 day extension

FINAL SUBDIVISION

6. Woodland Meadows @ Eastport- Log # 2010 010-FS

Advertised/Posted/Notice to surrounding property owners within 500' radius AREA: 97.725 Acres ZONE: A-1 Res.and NH-H Health Facility District

LOCATION: South side of Sunrise Hwy south service road, north side of Old Montauk Hwy,

231.54' w/o Old Eastport Manor Road.

PROPOSAL: 70 lot final subdivision **HELD 2/7/11**

Eastport/South Manor and East Moriches///// COUNCIL DISTRICT# 6 Reviewer: Larry

APPLICANT: Eastport Manor Development Co., LP, TAX MAP#: 0200 68500 0100 002000

Reviewer: Larry

^{*}Please note that updated plans may have been presented to the Town since this agenda was published. A copy of the latest plans are available at the Planning Department at Town Hall.

SITE PLAN VARIANCE APPLICATION

7. Clinton Street Rail Development @ Center Moriches - Log# 09SP0056 SEQRA

Advertised/Posted/Notice to surrounding property owners within 500' radius

AREA: .90 Acres ZONE: L-1 Industrial.

LOCATION: N/W Corner of Clinton St & Railroad Ave

PROPOSAL: Construction of a 4,770 sf multi tenant industrial building

With related site improvements.

Center Moriches School District ///// COUNCIL DISTRICT # 6

APPLICANT: James Haney TAX MAP#: 0200 82900 0400 001000

Reviewer: Ray

8. **Ben's Paint Station** @ **Middle Island** – Log# 10SP0035 SEQRA

Advertised/Posted/Notice to surrounding property owners within 500' radius

AREA: 1.75 Acres ZONE: J-2 Bus and A-1 Res.

LOCATION: N side of Middle Country Rd 300' E of Arnold Dr, Middle Island

PROPOSAL: Amended Site Plan Application Proposed 10,000 sf retail store

Longwood School District ///// COUNCIL DISTRICT # 4

APPLICANT: Lilie Edith TAX MAP#: 0200 40000 00600 021000

Reviewer: David

SITE PLAN APPLICATION WITH SPECIAL PERMIT

9. Nesconset Shopping Center @ Port Jefferson Station - Log# 10SP0047 SEQRA

Advertised/Posted/Notice to surrounding property owners within 500' radius

AREA: 11.98 Acres ZONE: J-2 Business.

LOCATION: S/S Norwood Ave., W/S Nesconset Hwy, Port Jeff Station

PROPOSAL: Amended Site Plan and Special Use Permit application to an existing

commercial center for two restaurants with seating for 42 and 60.

COMSEWOGUE SCHOOL DISTRICT ///// COUNCIL DISTRICT # 1

APPLICANT: Centro Heritage TAX MAP#: 0200 20500 0600 005000

Reviewer: Timmi

10. Alko Realty @ Bellport - Log# 08SP1023 SEQRA

Advertised/Posted/Notice to surrounding property owners within 500' radius

AREA: 12.6 Acres ZONE: L-1 Industrial.

LOCATION: N/W intersection of Station Rd & Sills Rd/Patchogue Yaphank Ave

E/S National Blvd, Bellport

PROPOSAL: Proposed multi-tenant industrial buildings, bank with drive-thru

Off track betting and associated site improvements with requested variances and special permits

SOUTH COUNTRY SCHOOL DISTRICT ///// COUNCIL DISTRICT # 4

APPLICANT: Alko Realty TAX MAP#: 0200 81300 0100 001002

Reviewer: Amy

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RELIEF OF COVENANTS 5:00 P.M.:

Advertised/Notice to surrounding property owners within 500'

11. Woodfield Lot# 2 @ Centereach – Log# 2010-042-RC – Increase in 0200 51400 0400 039004 Clearing Limit from 51% to 90% (HELD 2/7/11)

MOTION:

12. <u>SINA MAHFAR & DANIAL MAHFAR @ MEDFORD</u> – Motion to Approve Site Plan 0200 65800 0200 023000 (Held 10/18/10, 11/22/10, 12/6/10, 1/10/11, 1/24/11, 2/7/11 & 2/28/11)

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DECISION CALENDAR

SPECIAL PERMIT APPLICATION

Closed 1/24/11:

DC-1. TOMMY'S PLACE @ ROCKY POINT - COU# 1600

SEORA

Advertised/Posted/Notice to surrounding property owners within 500' radius

AREA: 0.4 Acres ZONE: J-2 Bus.

LOCATION: W/S Broadway, 128.75' S/O Prince Road

PROPOSAL: Change of Use for a Special Permit for outdoor seating for existing restaurant

ROCKY POINT SCHOOL DISTRICT ///// COUNCIL DISTRICT # 2

APPLICANT: Thomas Schafer/ World Realty Inc. TAX MAP#: 0200 07700 0700 009000

Reviewer: Bob

SITE PLAN VARIANCE APPLICATION with Tap Street Review Closed 2/7/11:

DC-2. WILLOW WOOD @ CORAM - Log# 10SP0024

Advertised/Posted/Notice to surrounding property owners within 500' radius AREA: 25.40 Acres ZONE: MF (Held 1/10/11 & 1/24/11)

LOCATION: W/S NYS Route 112, S/O Paul's Path PROPOSAL: Construction of 140 Condominium units

LONGWOOD SCHOOL DISTRICT //// COUNCIL DISTRICT # 4

APPLICANT: Steven Klar, Pres. TAX MAP#: 0200 52300 0100 001002

Reviewer: Amy

DC-3. NYS ROUTE 112 @ CORAM – Log# 1999-001-LD – Amendment to June 21, 1999

Tax Map # 0200 52300 0100 001002 LD approval in association with Willow Wood @ Coram

Site Plan for lot 2 to address location of access easement

Over lot 1, trail easement & sanitary agreement (Held 1/10/11 & 1/24/11)

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