

**ZONING BOARD  
VILLAGE OF SOUTHAMPTON  
APRIL 27, 2020  
WORKSESSION**

Pursuant to Executive Order 202.1 adopted by the Governor of the State of New York on March 12, 2020, Article 7 of the Public Officers Law (Open Meetings Law), is suspended "to the extent necessary to permit any public body to meet and take such actions authorized by the law without permitting in public in-person access to meetings and authorizing such meetings to be held remotely by conference call or similar service, provided that the public has the ability to view or listen to such proceeding and that such meetings are recorded and later transcribed.

Board members Dan Guzewicz, Mark Greenwald, Julia McCormack and Kevin Guidera were present.

Counsel for the Board David Kirst was present. Environmental Planning Consultant Chic Voorhis was present as well.

**MINUTES APPROVAL**

MOTION by D. Guzewicz, seconded by M. Greenwald  
To **appoint Kevin Guidera as chair.**

On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

MOTION by K. Guidera, seconded by M. Greenwald

To **approve the minutes of the February 27, 2020 meeting.**

On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

**PENDING DECISIONS**

On the application of **#3045 - MEREDITH JOYCE TRUST**, 765 Hill Street, John Bennett is here to represent the applicant. Mr. Bennett stated that there is a law suit pending because they don't think the existing buildings are safe. This property is pre-dated to any existing laws, this is not a self created hardship. The house could have been over 6,000 sq.ft. they are proposing over 5,000 sq.ft. They are requesting 1,000 sq.ft. relief. Mr. Guidera and Mr. Guzewicz are in favor of the application, it is a compromise. Mr. Guzewicz feel that they being penalized to keep the existing structure and so the hardship is not self created. M. Greenwald and Julia McCormick differs in their opinion, they don't feel a guest house is a hardship in the front yard, it is not a detriment. They also feel that the ARB decision to make this property have a "blue sheet" is not a concern of this boarding in weighing this decision. Mr. Bennett stated that there is detriment in the fact that they don't want a guest house, 20' off a busy road. The cost will be doubled because the house is from the 1800s. This is another detriment. There is a referral from the ARB to the ZBA based on their decision. The neighbors are in full support at this point. There is a split vote on the application. Mr. Bennett would like a full board. This will be adjourned for a month.

MOTION by Chair, seconded by D. Guzewicz

To **adjourn the application of #3045-MEREDITH JOYCE TRUST for all purposes.**

On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

On the application of **#3058 - LAKE AGAWAM CONSERVACY**, First Neck Lane, Charlie McGuckin is here to represent the application. Mr. Voorhis stated that this application is in

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compliance with the master plan. Water Lilies were approved to be removed on October 24, 2019. Two updated letters have been submitted to the Village. They would like to get the approval since it is important to the water quality at Lake Agawam. The water lily roots need to be diffused, this was an amendment to the plan. A draft permit and an updated negative declaration is prepared for tonight.

Mr. McGuckin stated that they would like to start up work this week thru Thursday when the permit expires. This will reduce the toxic algae and preserve the ecology. The diffusers have been ordered and will most likely be installed in May. The diffusers will lay on the bottom of the pond, they create a line these and a tube will run along each line. The root mass that will be removed will be roughly a few feet of width and 150 linear feet. This will be limited to a path of 10' wide x 100' long. There will be another undertaking of this in the fall, more like 90 percentage then. The area that is being addressed currently is in a stagnant area. There are no objections by the board. The aerators can be addressed at any time. In fall the mass removal will be done.

MOTION by Chair, seconded by D. Guzewicz

To **approve the application of #3058- LAKE AGAWAM CONSERVANCY.**

On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

On the application of **#3063 - RICHARD DEL'AQUILA**, 227 Halsey Street, Rich Del'Aquila and Ryan Salvatore are here to represent the application. The south lot setback line is proposed to be shifted to provide relief. The driveway exists, this request is to provide turn around access in the driveway. The garage meets the setback but doesn't meet the pyramid law. The applicant is not concerned with a time frame.

MOTION by Chair, seconded by J. McCormick

To **close the application of #3063- RICHARD DEL-AQUILA for written decision only.**

On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

On the application of **#3067 - SOUTHAMPTON REAL ESTATE CORP**, 80 White Street, this is a use change from a business to a residential. Mr. Guzewicz is in favor of this, most of the street is residential. The board is all in favor.

MOTION by Chair, seconded by D. Guzewicz

To **close the application of #3067 - SOUTHAMPTON REAL ESTATE CORP.**

On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

On the application of **#3068 -JAF 160 OX PASTURE HOLDINGS**, 160 Ox Pasture Road, John Bennett is here to represent the applicant. This is a 9 acre parcel. All the changes are inside. The habitable space is being increased by changing the garage space.

MOTION by Chair, seconded by D. Guzewicz

To **close the application of #3068 - JAF 160 OX PASTURE HOLDINGS.**

On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

MOTION by M. Greenwald, seconded by Julia McCormick

To **close tonight's meeting.**

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On Vote: D. Guzewicz, M. Greenwald, J. McCormick, K. Guidera

Respectfully submitted by: Antoinette Edwards 4-27-2020

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Village Clerk