

**PLANNING BOARD
VILLAGE OF SOUTHAMPTON
AUGUST 1, 2022
PUBLIC MEETING & WORK SESSION**

Due notice having been given, the Planning Board public meeting and work session was held at Village Hall, 23 Main Street, Southampton and via Zoom videoconferencing on August 1, 2022 at 5:30 pm.

Board members Jayne Clare, Lisa Cowell, Willa Bernstein and Alan McFarland were present.

Environmental Planning Consultant Kathy Eiseman and Counsel for the Board Alice Cooley was present. Village Planning Director Alex Wallach was present as well.

MOTION by A. McFarland seconded by J. Clare
To open tonight's meeting.
On Vote: J. Clare, L. Cowell, A. McFarland, W. Bernstein

PUBLIC HEARING AGENDA

On the application of **71 HILL LLC**, 71 Hill Street, Linda Riley is here to represent the applicant. It was requested that the hearing be closed. The final details are being settled. Ms. Eiseman stated she is in touch with Dean McNamara regarding the final details. The hearing will be closed and the matter will go back to the work session agenda to continue to work on the application. The work force housing issue is still being worked out.

MOTION by A. McFarland, seconded by L. Cowell
To **close the public hearing the application of 71 HILL LLC.**
On Vote: J. Clare, L. Cowell, A. McFarland, W. Bernstein

WORK SESSION AGENDA

EXTENSION REQUEST

On the application of **FERNANDEZ & 41 BARNHART STREET, LLC**, 65 Captains Neck Lane & 41 Barnhart Street, there is a request for extension due to the BOH and the extension will include the lot line modification. It was requested to be extended to January 2023.

MOTION by J. Clare, seconded by W. Bernstein
To **approve the applicant's request for extension to January 2023 on the application FERNANDEZ & 41 BARNHART STREET, LLC.**
On Vote: J. Clare, L. Cowell, A. McFarland, W. Bernstein

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SUBDIVISION REVIEW**

On the application of **550 & 554 HILL ST, LP**, 550 & 554 Hill Street and 62 Captains Neck Lane. This will be adjourned to September 19, 2022.

SITE PLAN REVIEW

On the application of the **TOWN OF SOUTHAMPTON**, 51 Pond Lane, there is a request for adjournment to August 15, 2022.

MOTION by Chair, seconded by L. Cowell

To approve the applicant's request for adjournment on the application of TOWN OF SOUTHAMPTON to August 15, 2022.

On Vote: J. Clare, L. Cowell, A. McFarland, W. Bernstein

On the application of **HEART OF THE HAMPTONS**, 44 Meeting House Lane, the public hearing is closed. Linda Riley and Molly Bishop are here to represent the applicant. There are points of conditions for the Board to review. The determination will be voted on with the conditions. Conditions were reviewed tonight. 1. Food pantry will function as indicated by the site plan dated 7/15/22. W. Bernstein wanted the conditions on the site plan. 2. The conditions should apply with provisions of the license agreement for the use of the Village and Heart of the Hamptons. 3. The compressor to the outdoor fridge and freezer will located inside the building. 4. No cooking or food preparation will be on site 5. Except for the food storage in the outdoor fridge/freezer, there will be no outdoor display on site or storage on site. There is an outdoor slab that they may use in the future, this would need an ammendment to the site plan. 6. The pickup of groceries will occur on the easterly end of the property parking lot. 7. Hours of grocery pickup will be limited to 3 days per week, approximately 9 hrs. The hours will be limited to 7am-6pm and not available on Saturday. 8. Clients of the facility will follow the cue for pick up and park along the easterly edge of the parking lot, so as not to interfere with the other vehicles in the lot. 9. Heart of the Hamptons will provide sufficient volunteer to ensure safe and efficient operation. Groceries will be limited to 3 vehicles. 10. Loading from trucks will occur from the easterly edge of the lot so as not to interfere with other vehicles in the lot. 11. Truck deliveries will not occur at the same time as the grocery pick up. 12. Trucks will not be allowed to park only idle as per the truckers instructions. 13. Truck deliveries shall work in a manner that uses back up cameras. 14. Trailer trucks will not be allowed to be used in delivery. 15. The foregoing grocery pick up will be limited to pickup on the premises or delivery on site with passenger cars and small vehicles. 16. If there is a termination of the lease for use of the parking lot for public parking, the tenant will get acquire parking from the church. In the event this is not possible the site plan will be deemed invalid. W. Bernstein asked that the lot be allowed to be used in the event of all circumstances. Ms. Bishop stated that the church trustees and the museum are in the same situation. They will change to adapt to what the circumstances are. Sunday mornings are the issue for the church. However Heart of

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the Hamptons is not even operation on Sunday. This application will need ARB approval.

On the application of **36 WINDMILL, LLC**, 36 Windmill Lane, John Best is here to represent the applicant. He would like to preserve Shippy's but revitalize it. Lisa Zaloga is here to represent the applicant as well. A plan was reviewed. The central bar will remain the same, the general configuration remains the same. The pictures may be changed. The front door stays the same, the front windows inside where it was raised will be removed for more seating. A fire sprinkler system will be added. The kitchen will be redone out back. There is a resolution to waive the public hearing and improve the interior renovations.

MOTION by Chair, seconded by W. Bernstein
To **approve the application of 36 WINDMILL, LLC as written.**
On Vote: J. Clare, L. Cowell, A. McFarland, W. Bernstein

MOTION by J. Clare, seconded by W. Bernstein
To close tonight's meeting.
On Vote: A. McFarland, L. Cowell, J. Clare, W. Bernstein

Respectfully submitted by Antoinette Edwards: August 1, 2022

Village Clerk