



2. **#3154-GREGG & ELIZABETH KAPLAN** **50 OLD TOWN ROAD**  
**SCTM 904-07-06-4** **R12.5** **Lot Size:12,000 SQ. FT**  
Applicant requests relief from Section § 116-11.1D (1) (Minimum side yard requirements) in order to:

1. Decrease the minimum total side yard setback from 30 ft. required to 24.6 ft. [24.6 ft. existing] for 32sq ft. of a proposed one and half story addition to the front (west) of an existing home.

3. **#3145 - STEPHEN SKOWRONEK** **44 HILLCREST LANE**  
**SCTM 904-4-1-24** **R7.5** **Lot Size: 10,923 sq.ft.**  
Applicant requests relief from Section 116-9A(10)(a) (Placement of Accessory Buildings and Uses) in order to:

1. Locate a swimming pool within a front yard (Miller Road) of a through-lot for a proposed 16' x 45' pool.

## **PENDING CASES**

1. **# 3104 - TOWN & VILLAGE OF SOUTHAMPTON** **51 POND LANE**  
**SCTM # 904-14-3-16** **R-20** **Lot Size: 34,970 sq. ft.**

### **ADJOURNED PENDING ARB; SEORA DETERMINATION ADOPTED BY PLANNING BOARD**

Applicant requests relief from Section 116-9A(b)[1] (Accessory Structure Not to Exceed 520 sq. ft.), Section 116-9A(d) (Accessory Structure Not to Exceed 16 ft. In Height), Section 116-9A (3) (Accessory Buildings Not to be Placed Within Front Yard), Section 116-9A(1)(e) (No Cellars in Accessory Buildings) in order to:

1. Increase the maximum size of an accessory structure from 520 sq.ft. permitted to 570 sq. ft.; and
2. Decrease the minimum eastern front yard setback on Pond Lane for an accessory structure from 50 ft. required to 36.9ft.; and
3. Increase the maximum height of an accessory structure from 16 ft.permitted to 24 ft.; and
4. Allow a cellar in an accessory structure for a 570 sq. ft. (15' x 38')
5. Decrease the minimum access driveway from 24 ft. required to 20ft

2. **#3144 - STEPHEN HICKEY** **1377 MEADOW LANE**  
**SCTM: 904-22-1-15** **R-80** **Lot Size: 72,216 sq. ft.**

Applicant requests wetlands (natural resource) permit pursuant to Ch. 116 Article IIIA 19.2C (Wetlands) in order to permit the following:

1. Replace an existing dock with a 4 ft. by 46 ft. catwalk and 4 ft. by 8 ft. stairway with a proposed fixed timber kayak dock within the wetland and regulated area (Shinnecock Bay)

**Applicant Requests Adjournment until last meeting in June 2023**

3. **#3153-SMITHTOWN PARTNERS** **40 MEADOW LANE**  
**SCTM: 904- 26-1-14** **R-120** **Lot Size 49,076 sq. ft.**  
 Applicant requests relief from Section 116-12E (Pyramid Law) and Section 116-12 (Height) in order to:

1. Pierce the 33° side yard sky plane by an additional 1,665 cu ft. (+32,825 cu. ft. existing) for:
  - a. A west dormer (+1,075 cu. ft.); and
  - b. An expansion of an existing front gable (+590 cu. ft.); and
2. Increase the maximum height for a narrow lot in a FEMA Special Flood Hazard Area by 5 ft. from 32 ft. above base flood elevation (BFE) [EL 48] permitted to 37 ft. above BFE [EL 53] for a proposed 3.3 ft. northward expansion of an existing front gable. (37 ft. above BFE [EL 53] existing)

**Note: Hearing Reopened**

4. **#3147 - ANDREW FLEISS** **64 DOWN EAST LANE**  
**SCTM: 904-12-1-2** **R-120** **Lot Size: 80,002 sq. ft.**  
 Applicant requests wetlands (natural resource) permit pursuant to Ch. 116 Article IIIA 19.2C (Wetlands) in order to permit the following:

**NOTE: Application has been WITHDRAWN**

## **NEW CASES**

1. **#3156 – EIFFEL RESIDENCE, LLC** **2020 MEADOW LANE**  
**SCTM 904-21-4-11.5** **R80** **Lot Size: 203,454 sq. ft.**  
 Applicant requests a wetlands (natural resource) special permit pursuant to §116-19.2 (Wetlands) in order to allow regulated activity within wetland setbacks for:
1. A proposed pervious driveway to be located 53.9 ft. from wetlands (within 150 ft. regulated area: § 116-19.2A); and
  2. Proposed Gate & Gate posts to be located 58.4 ft. from wetlands (within 150 ft. regulated area: § 116-19.2C); and
  3. Proposed walk and & proposed gate approx. 62 ft. from wetlands (within 150 ft. regulated area: § 116-19.2A); and



**UPCOMING MEETINGS:**

- *Tuesday May 9, 2023 @ 6 PM (TBD: No New Cases)*
- *Thursday May 25, 2023 @ 6 PM*
  
- *Tuesday, June 12, 2023 @ 6PM (TBD)*
- *Thursday, June 22, 2023 @ 6PM (TBD)*

**New, complete, applications will be reviewed until Friday at NOON four weeks prior to the meeting date.**

**\*SUBMISSIONS FOR CARRY OVER CASES MUST BE SUBMITTED BY NOON THE TUESDAY BEFORE A THURSDAY MEETING or THE THURSDAY BEFORE A TUESDAY MEETING.**