



TOWN OF RIVERHEAD PLANNING BOARD

201 HOWELL AVENUE, RIVERHEAD, NEW YORK 11901-2596
(631) 727-3200, EXT. 240, FAX (631) 727-9101

Stanley Carey, Chairman
Edward Densieski, Vice-Chair/Secretary

Richard M. O'Dea, Member

Joseph H. Baier, Member
George Nunnaro, Member

AGENDA Thursday, January 2, 2020

The Planning Board may add or remove applications from the agenda upon its discretion, without further notice. The order in which applications appear on the agenda may be changed at the discretion by the Planning Board. The Planning Board's agendas may be viewed on the Town's Website, <http://www.townofriverheadny.gov>

****7:00 PM MEETING****

PLEDGE OF ALLEGIANCE

DISCUSSION ITEMS

1. 406 Osborn Avenue – Continued discussion of a site plan application to develop a vacant 0.483 acre parcel with a mixed use building consisting of 4,556 sq. ft. of first floor retail use, and 4,458 sq. ft. of residential apartments on the second floor, with a total of six (6) units ranging in size from 508 sq. ft. through 688 sq. ft., along with parking, landscaping, lighting, storm water and sanitary improvements on a site located at 406 Osborn Avenue, Riverhead, NY, with said site being more particularly described as SCTM No. 600-126-1-6, and located within the Village Center (VC) zoning use district. (Greg Bergman)

2. 1530 North Country Road – Discussion of a preliminary site plan application proposing to construct a ±200 sq. ft. addition to an existing 1795 sq. ft. professional office building, situated on a 0.202 acre parcel located 1530 North Country Road, on the southeast corner of the intersection of North Country Road and North Wading River Road, with said parcel being more particularly described as SCTM No. 600-54-2-1 and located within the Residential B-80 (RB80) zoning use district. (Greg Bergman)

3. Villas at Roanoke – Continued discussion of a sketch plan submitted in furtherance of a thirteen-lot (13) major subdivision, including a fourteenth (14) lot which was added to comply with the requirements of the Long Island Workforce Housing Act (LIWFHA). The subject parcel is an 11.1334 acre parcel of land located on the south side of Sound Shore Road, Jamesport, with said parcel being split zoned between the Residence A-40 and Residence A-80 zoning use districts, and is more particularly described as SCTM No. 600-8-2-4. (Greg Bergman)

4. Babkes Residence Chapter 219 – Discussion of a Chapter 219 Coastal Erosion Hazard Line Permit application to construct a 130 linear foot upper retaining wall/bulkhead structure including stormwater containment improvements, situated on a 0.69 acre parcel located at 32 Cliff Road East, on the northern side of Cliff Road East, with said parcel being more particularly described as SCTM No. 600-27-3-5 and located within the Residential B-80 (RB-80) zoning use district. (John F. Flood Jr.)

PUBLIC HEARINGS

None

PUBLIC COMMENTS ON RESOLUTIONS

RESOLUTIONS

1. **Resolution No. 2020-001 – 1530 North Country Road** – Resolution to classify a preliminary site plan application proposing to construct a ±200 sq. ft. addition to an existing 1795 sq. ft. professional office building situated on a 0.202 acre parcel located 1530 North Country Road, on the southeast corner of the intersection of North Country Road and North Wading River Road, with said parcel being more particularly described as SCTM No. 600-54-2-1 and located within the Residential B-80 (RB80) zoning use district as a Type I Action pursuant to SEQRA and to circulate a request for lead agency status. (Greg Bergman)

PUBLIC COMMENTS ON ALL MATTERS

CORRESPONDENCE

EXECUTIVE SESSION

NEXT MEETING DATE – Thursday, January 16, 2020 at 3:00 pm