



VILLAGE OF GREENPORT PLANNING BOARD
Regular Session Agenda
February 2, 2017 @ 5:00 p.m. @ the Third Street
Fire Station

236 THIRD STREET
GREENPORT NY 11944

Tel: (631) 477-0248
Fax: (631) 477-1877

MAYOR
GEORGE W. HUBBARD, JR.
Ext. 215

TRUSTEES
JACK MARTILOTTA
DEPUTY MAYOR
MARY BESS PHILLIPS
DOUGLAS W. ROBERTS
JULIA ROBINS

VILLAGE ADMINISTRATOR
PAUL J. PALLAS, P.E.
Ext. 219

CLERK
SYLVIA PIRILLO, RMC
Ext. 206

TREASURER
ROBERT BRANDT
Ext. 217

Item No 1. Corner of Front and Third Streets

Motion to table the application of Dan Pennessi, President of SAKD LLC, until the scheduled public hearing on Feb. 23, 2017. Dan Pennessi is before the Board to discuss proposed uses and development of the site located at the corner of Front and Third Streets. The Zoning Board of Appeals has granted the six variances requested to develop the proposed site.

The property is located in the WC (Waterfront Commercial) District, and the proposed uses for the site are conditional uses.

SCTM # 1001- 5. -4- 5.

Item No 2. 625 1st Street

Continued pre-submission conference for Jim Olinkiewicz as prospective purchaser of the property located at 625 First Street from the former Methodist Church. The application proposes to sub-divide the property into three conforming residential lots, convert the Church Sanctuary into a single-family residence, create a conforming lot on First Street, and rehabilitate the parsonage. The property is located in the R-2 (One and Two-Family) Zone and the Historic District. The proposed uses are permitted.

SCTM # 1001-2.-6-49.1.

Item No 3. 120-122 Front Street

Continued discussion on use evaluation and possible motion for Michelle Alptekin. The applicant has proposed combining two vacant retail shops for use as a restaurant. The Olive Branch restaurant has proposed 32 indoor seats and 16 patio seats and will be located at 120-122 Front Street. The property is located in the CR (Commercial Retail) District and is a permitted use.

Revised plans include changes to the floor plan and additional information as requested by the Board.

SCTM # 1001-4.-9-28.3.

Item No 4. Motion to approve the minutes of the December 1, 2016 meeting.

Item No 5. Motion to accept the minutes of the January 5, 2017 meeting.

Item No 6. Motion to adjourn.