

**PLANNING AND ZONING COMMISSION  
AGENDA**

Tuesday, July 26, 2011

8:00 P.M.

**ROOM 206  
Town Hall**

**PUBLIC HEARING**

**Special Permit Application #267, Jacob & Jennifer Hyde, 16 East Trail.** Proposing to install a batting cage to be used seasonally, and perform related site activities. The subject property is on the south side of East Trail, approximately 175 feet east of its intersection with Arrowhead Way, and is shown on Assessor's Map #65 as Lot #52, in the R-1 Zone. *POSTPONED TO SEPTEMBER 27, 2011.*

**Coastal Site Plan Review #218-B, Flood Damage Prevention Application #255-A, Land Filling & Regrading Application #46-A, Robert Minicucci, 159 Long Neck Point Road.** Proposing to: construct a fixed pier, ramp and float; restore a tidal wetland by removing Phragmites and lowering the elevation of the wetlands; and perform related site development activities within regulated areas. The subject property is located on the east side of Long Neck Point Road, approximately 200 feet south of its southernmost intersection with Pear Tree Point Road, and is shown on Assessor's Map #61 as Lot #1 in the R-1 Zone.

**Coastal Site Plan Review #267, Flood Damage Prevention Application #302, Spencer F. Segura, 24 Tokeneke Trail.** Proposing to construct a detached garage, cabana, modify the existing driveway, and perform related site development activities within regulated areas. The subject property is on the north side of Tokeneke Trail, approximately 400 feet south of its intersection with Runkenhage Road, and is shown on Assessor's Map #69 as Lot #24 and is located in the R-1 Zone.

**Coastal Site Plan Review #261-A, Flood Damage Prevention Application #28-B, Land Filling & Regrading Application #2-B, Foster Kaali-Nagy, 144 Five Mile River Road.** Proposing to construct a single-family residence, garage, and swimming pool and to perform related site development activities within regulated areas. The subject property is on the south side of Five Mile River Road at its terminus, and is shown on Assessor's Map #67 as Lot #10 & #11, in the R-1/2 Zone.

**GENERAL MEETING**

*Discussion, deliberation and possible decision regarding:*

**Land Filling & Regrading Application #262, Kelly Banner, 11 Archer Lane.** Proposing to regrade back yard and construct associated retaining wall to create a more level yard and perform related site activities.

**Coastal Site Plan Review #268, Nancy Dauk, 39 Contentment Island Road.** Proposing to replace the existing septic system for both the main house and the cottage by installing a new septic tank, pump chamber and leaching fields and to perform related site development activities within a regulated area.

**Amendment of Land Filling & Regrading Application #207-B(2), William & Rose-Marie Shanahan, 58 Sunswyck Road.** Proposing to excavate and regrade and to perform related site activities.

*Deliberations ONLY on any public hearings closed on July 26, 2011.*

**Approval of Minutes**

July 19, 2011 Special Meeting—Public Hearing/General Meeting

**Any Other Business (Requires two-thirds vote of Commission)**

**ADJOURN.**