

**INCORPORATED VILLAGE OF MUTTONTOWN
PLANNING BOARD MEETING
August 11, 2026**

Call to Order

Pledge of Allegiance

Public Hearings:

1. A request by 145 Hunters Drive LLC (Licatesi), owner of a parcel designated as Section 25, Block 0045, Lot 0020 located at 145 Hunters Drive Muttontown, NY in the Village's A-1 Zoning District affecting slope lands. The proposed plan encroaches on steep slopes (15%-25%) by **3,574 SF** or **27.5%**, total area on site is **12,993 SF** and very steep slopes (25% or greater) by **1,234 SF** or **7.7%**, total area on site is **15,954 SF** of lot as designated on Site Plan Dated June 2026 by Paul Russo. Planning Board Application P-395

See ARTICLE III, §190-80

2. A request by Quincy & Nina Evans, owners of a parcel designated as Section 16, Block B, Lot 0043A located at 1850 Muttontown Road Muttontown, NY in the Village's E-3 Zoning District affecting slope lands. The proposed plan encroaches on steep slopes (15%-25%) by **1213.8 SF** or **19.9%**, total area on site is **6,106.8 SF** of lot as designated on Site Plan Dated May 12 2026 by Northcoast Civil. Planning Board Application P-396

See ARTICLE III, §190-80

General Business

Extension for Mohinder Singh & Jasmeet Kaur of a time to file Final Plat request, application P-380 preliminary approval July 9, 2024 and filed September 11, 2024

Silver Path Estates Extension of Time to file Final Plat request application P-337 preliminary approval December 7, 2021 and filed December 8, 2021

