

**TOWN OF YORKTOWN
ZONING BOARD OF APPEALS
February 27th, 2025
6:30 p.m.
Spadaccia Meeting Room
363 Underhill Avenue, Yorktown, NY 10598**

NEW BUSINESS

NEWSHOLME

#1/25

**Property Address: 2326 Crompond Rd
Section: 37.09 Block: 1 Lot: 58**

This is an application for a renewal of a special use permit for a professional office as per Section 300-76 of the Town of Yorktown Zoning Code. Property is in an R1-20 zone.

DAVIS

#2/25

**Property Address: 1770 Strawberry Rd
Section: 315.11 Block: 1 Lot: 1**

This is an application for a renewal of a special use permit for a for a Day Care Facility as per Section 300-52 of the Town of Yorktown Zoning Code. Property is in an R1-20 zone.

ADJOURNED

DAMIANO

ADJOURNED BY APPLICANT

#01/24

**Property Address: 756 Hanover
Section 59.11, Block 1, Lot 19**

This is an application for a special use permit for a NEW accessory apartment that requires a special use permit as per 300-38 of the Town Zoning Code.

VELLUCCI

WITHDRAWN BY APPLICANT

#32/24

**Property Address: 3675 Curry St
Section 17.06, Block 1, Lot 32**

This is an application to construct an addition to create an accessory apartment that will require a side yard variance of 12.95 ft where 15 ft is required per section 300-21 and Appendix A of the Town Zoning Code.

POGGIOREALE

ADJOURNED

#35/24

**Property Address: 2829 Crompond Rd
Section 26.20, Block 2, Lot 3**

This is an application for a NEW children's day care center that requires a special use permit as per 300-53 of the Town Zoning Code.

PANBAR REALTY

#39/24

**Property Address: 3301 & 3307 LOOKOUT ST
Section 16.17, Block 4, Lots 20 & 22**

This is an application to combine two (2) lots to create one (1) single lot that will require a variance for a total amount lot area of 10,000 sq. ft where 20,000 sq. ft is required as per section 300-21 and Appendix A of the Town Zoning Code.

TEATOWN LAKE RESERVATION

#41/24

**Property Address: 1600 Spring Valley Rd
Section 69.14, Block 1, Lots 5,7**

This is an application for an appeal seeking a variance from the Town of Yorktown's Chapter 130-2A(9), which mandates the installation of a sprinkler system in new buildings classified as Educational Group E. The applicant requests an exemption from the sprinkler system requirement as outlined in Section 130-2A(9) of the Town Zoning Code.

PUBLIC HEARING

NOTICE IS HEREBY GIVEN that a public hearing will be held by the Zoning Board of Appeals of the Town of Yorktown on Thursday, February 27th, 2025 at 6:30 P.M. or as soon thereafter as is practicable in the Town Board Room, Town Hall, 363 Underhill Avenue, Yorktown Heights, New York as follows:

NO PUBLIC HEARING