

TOWN OF YORKTOWN PLANNING BOARD

Yorktown Community and Cultural Center, 1974 Commerce Street, Yorktown Heights, New York 10598, Phone: (914) 962-6565, Fax: (914) 962-3986

PUBLIC MEETING AGENDA - TENTATIVE YORKTOWN TOWN HALL BOARD ROOM 363 Underhill Ave, Yorktown Heights, NY 10598

**April 9, 2018
7:00 PM**

1. **Correspondence/Liaison Reports**
2. **Meeting Minutes – March 26, 2018**

REGULAR SESSION

3. **Faith Bible Church**
SBL: 15.16-2-9, 10, 50, 53, 54
Request for 1st One Year Time Extension
Location: Sagamore Avenue
Contact: Albert A. Capellini, Esq.
Description: Approved Special Use Permit, Site/Parking Plan, Stormwater Pollution Prevention Plan Permit, Wetland Permit, and Tree Removal Permit for an 8,000 sf, two-story church and parking granted by Resolution #14-08, dated May 5, 2014.
4. **Fieldhome Expansion**
SBL: 35.12-1-2, 3, & 4
Request for Reapproval Site Plan
Location: 2300 Catherine Street
Contact: Albert A. Capellini, Esq.
Description: A continuum of a care facility consisting of independent living units and a skilled nursing home approved by Resolution #12-08 on April 9, 2012.
5. **Adrian Auto Body**
SBL: 26.18-1-24
Request for 1st One Year Time Extension
Location: 3330 Old Crompond Road
Contact: Ciarcia Engineering
Description: Approved building addition to an existing autobody shop of 3,900 sf in the C-3 zone by Planning Board Resolution #17-05 on April 17, 2017.
6. **Hearthstone Minor Subdivision**
SBL: 17.18-1-8
Adjourned Public Hearing
Location: 3138 Hearthstone
Contact: John Annicelli, Esq.
Description: Proposed to subdivide a one acre parcel into two building lots in the R1-20 zone to be served by town water and sewer.

WORK SESSION

7. Anderson Minor Subdivision

SBL: 58.9-1-20

Discussion Subdivision

Location: 1695 Croton Lake Road

Contact: Ciarcia Engineering

Description: Proposed 2-lot subdivision on 15.72 acres in the R1-80 zone, where one residence currently exists. To be served by a well and septic.

8. RPG Properties aka Mohegan Court

SBL: 15.15-1-22

Discussion Residential Site Plan

Location: 3574 Lexington Avenue

Contact: Phil Sanders

Description: Proposed 8-unit townhouse development on 1.1 acres in the R-3 zone to be served by town water and sewer.

9. Prestige Renovations and Remodeling

SBL: 16.10-4-8

Discussion Minor Subdivision

Location: 3511 Buckhorn Street

Contact: Site Design Consultants

Description: Proposed 2-lot subdivision on 0.95 acres in the R1-20 zone to be served by town water and sewer.

10. Ianuzzi Subdivision

SBL: 47.15-1-14, 15, & 16

Discussion Approved Subdivision

Location: 1189 Baptist Church Road

Contact: Site Design Consultants

Description: Approved 4-lot Subdivision by Planning Board Resolution #16-11 on December 13, 2016.

11. Shrub Oak International School

SBL: 26.5-1-4

Discussion Site Plan

Location: 3151 Stony Street

Contact: Zarin & Steinmetz

Description: Applicant requests to eliminate secondary access road to Granite Knolls Park and instead construct an alternate secondary access to school and leave existing driveway to Park. Several other accessory buildings are also proposed. A site plan, special use permit for a helistop, and special use permit for a private school for autistic adolescents through young adults at the former Phoenix House Academy was approved by Planning Board Resolution #17-10 on June 26, 2017.

12. Building Department Referral – Hill Boulevard Diner

SBL: 16.08-1-1

Discussion Site Plan

Location: 3667 Hill Boulevard

Contact: Nixon Architecture

Description: Proposed restaurant in an existing retail building. No exterior work is proposed.

Last Revised – April 6, 2018

ADA-compliant assistive listening devices will be available for the Planning Board Work Session. Please request the assistive listening devices from Planning Department Staff.