

TOWN OF YORKTOWN PLANNING BOARD

Albert A. Capellini Community & Cultural Center, 1974 Commerce Street, Yorktown Heights, New York 10598, Phone: (914) 962-6565, Fax: (914) 962-3986

PUBLIC MEETING AGENDA ALBERT A. CAPELLINI COMMUNITY & CULTURAL CENTER 1974 Commerce Street, Room 104, Yorktown Heights, NY 10598

**May 06, 2019
7:00 PM**

1. **Correspondence/Liaison Reports**
2. **Meeting Minutes – April 22, 2019**

SPECIAL SESSION

3. **Ricciardella Estates, LLC**

SBL: 59.14-1-18

Adjourned Public Hearing – Special Use Permit

Location: 702 Saw Mill River Road

Contact: Site Design Consultants

Description: Approved site plan by Planning Board Resolution #13-21, dated September 9, 2013. Under new ownership, the Applicant is applying for a Special Use Permit to allow Residential Dwellings in the Country Commercial Zone.

WORK SESSION

4. **CVS-Crompond Road**

SBL: 26.18-1-25

Discussion – Site Plan

Location: 3320 Crompond Road

Contact: Cuddy and Feder, LLP

Description: Proposed construction of a 14,700 sf CVS/pharmacy with a drive-thru on 1.96 acres in the C-3 zone.

5. **McDonalds**

SBL: 36.05-1-10

Discussion – Preliminary Site Plan

Location: 3481 Crompond Road

Contact: Keith Brown, Esq.

Description: Proposed to construct a two lane drive-thru on 1.05 acres in the C-4 zone.

6. **Anderson Subdivision**

SBL: 58.09-1-20

Discussion – Minor Subdivision

Location: 1695 Croton Lake Road

Contact: Ciarcia Engineering, P.C.

Description: Proposed 2-Lot subdivision of 15.72 acres in the R1-80 zone, where one residence currently exists.

7. **Unicorn Contracting Corporation**

SBL: 37.18-2-73, 74, & 85

Discussion – Approved Site Plan

Location: 355 Kear Street

Contact: Ciarcia Engineering, P.C.

Description: Approved site plan and minor subdivision to construct a three story, 40,000 square foot building with a mix of retail and office uses.

8. Nantucket Sound, LLC

SBL: 37.18-2-86

Discussion – Preliminary Site Plan

Location: 385 Kear Street

Contact: Site Design Consultants

Description: Proposed to construct a three story, 10,500 square foot building with a mix of residential and retail uses on 0.36 acres in the C-2R zone.

9. Fiore Subdivision

SBL: 26.15-1-69

Discussion – Stormwater Plan

Location: 2797 Carr Court

Contact: Site Design Consultants

Description: Proposed 2-lot subdivision on 1.14 acres in the R1-20 zone.

10. Town Board Referral – The Weyant

SBL: 37.14-2-32

Location: 2040 Crompond Road

Contact: Site Design Consultants

Description: Petition to rezone the 2.62 acre property from the R1-10 Zone to the Transition Zone to construct 23 rental apartments in 4 one and two-story buildings.

11. Town Board Referral – Solar Power Generations and Facilities

Description: Proposed Town legislation to allow the use of harnessing solar power for both residential and commercial properties. It is proposed that projects under this legislation would go through a Special Use Permit and/or the Site Plan application process.

Last Revised – April 30, 2019