

TOWN OF YORKTOWN PLANNING BOARD

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

PUBLIC MEETING AGENDA YORKTOWN TOWN HALL BOARD ROOM 363 Underhill Avenue, Yorktown Heights, NY 10598

April 11, 2022
7:00 PM

1. **Correspondence**
2. **Meeting Minutes – March 28, 2022**

REGULAR SESSION

3. **Village Traditions**
Request for One-Year Time Extension
Location: 15.16-1-32; 1821 East Main Street
Contact: Timothy Mallon, property owner
Description: Approved site plan by Planning Board Resolutions #18-05 dated May 21, 2018 and #2108 dated May 10, 2021.

WORK SESSION

4. **Grishaj Major Subdivision**
Discussion Subdivision
Location: 16.17-2-77; 3319 Stony Street
Contact: Site Design Consultants
Description: Proposed 10 lot subdivision on 8 acres in the R1-20 zone. Plan proposes to connect to High Point Drive and South Shelley Street.
5. **Dorchester Glen Subdivision**
Discussion Subdivision
Location: 15.20-3-6; 1643 Maxwell Drive
Contact: Site Design Consultants
Description: Proposed 4 lot subdivision on 24.26 acres in the R1-20 zone.
6. **Par 3 Golf Course**
Discussion Tree Mitigation Plan
Location: 16.07-1-38; 795 Route 6
Contact: James Martorano Jr., Parks & Recreation Superintendent
Description: Proposed Par 3 golf course and clubhouse with restaurant on Town owned Parkland.
7. **Foothill Street Solar**
Discussion Site Plan & Special Permit
Location: 15.07-1-5; 3849 Foothill Street
Contact: Con Edison Clean Energy Businesses, Inc.
Description: Proposed installation of a 1.875 MW ground mounted solar panel system and Tier 2 battery energy storage system along with associated access road, electric utility upgrades, and perimeter fencing.

8. Old Hill Farm Solar Farm

Discussion Site Plan & Special Use Permit

Location: 16.08-1-4 & 17; 571 East Main Street, Jefferson Valley

Contact: Hillside Solar, LLC

Description: Proposed 3.75 MW ground mounted solar panels disturbing 15 acres on a 19.4 acre property in the R1-20 zone.

9. Building Inspector Referral

Solar Application for 2641 Deer Street

Location: 26.18-1-31; 2641 Deer Street

Contact: Michael Miele

Description: Proposed 18.5 kW ground mount solar adjacent to home on 1.26 acre property in the R1-40 zone.

10. Town Board Referral

EV Charging Stations

Contact: Cuddy & Feder, LLP

Description: Proposed amendments to Chapter 300 to add a definition for EV Charging Stations and make the electronic signage on them exempt from the sign ordinance.

11. Zoning Board Referral

ZBA #22/22 Clifford

Location: 48.07-2-28; 1625 Central Street

Contact: Michael Grace, Esq.

Description: To allow the subdivision of an existing single-family lot into two non-conforming lots; one fronting on Central Street and one front on Summit Street.

12. Zoning Board Referral

ZBA #23/22 Wallack Family Limited Partners

Location: 36.13-1-4; 1549 Jacob Road

Contact: Michael Grace, Esq.

Description: To allow the construction of an accessory barn structure with a building height of 30 ft – 2 in, where 15 ft is the maximum allowed in the R1-40 zone.

13. Discussion on Traffic Mitigation

Last revised: April 7, 2022