

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

February 13, 2023
7:00 PM

1. Correspondence
2. Meeting Minutes – January 23, 2023

REGULAR SESSION

3. **Guiding Eyes for the Blind – Training School Kennel
Public Informational Hearing**

Location: 36.06-2-72; 3241 Crompond Road

Contact: Site Design Consultants

Description: Proposed construction of a Guide Dog training facility/kennel/veterinary hospital and office space with associated parking, stormwater management, utilities, landscaping, and lighting on 12.24 acres in the interchange zone.

4. **Garden Lane Development fka Hoffman Property
Public Informational Hearing**

Location: Old Crompond Road & Garden Lane; 35.08-1-27

Contact: Dimovski Architecture, PLLC

Description: Proposed 20 unit apartment units with associated parking and site improvements pursuant to a 1990 rezone of 1.56 acres to the R-3 zone.

WORK SESSION

5. **670 East Main Street
Pre-Preliminary Discussion**

Location: 16.08-1-34; 670 East Main Street, Jefferson Valley

Contact: Hahn Engineering

Description: Proposed to remove existing single family house and detached garage and construct five two-story, three-bedroom townhouses and 15 parking spaces.

6. **SDML Realty, LLC
Discussion Site Plan & Special Use Permit**

Location: 35.08-1-11, 14, 15, 23; 3735 Crompond Road (Route 202)

Contact: Reuben Buck

Description: Proposed 3,069 square foot Dunkin with drive thru, parking, and associated site improvements.

7. **MJM Land Development
Discussion Major Subdivision**

Location: 17.18-2-2; 3232 Gomer Street

Contact: Site Design Consultants

Description: Proposed 13-lot single family subdivision with road to be constructed to access the project from London Road.

8. IBM Battery Energy Storage

Discussion Site Plan & Special Use Permit

Location: 1101 Kitchawan Road; 69.16-1-1

Contact: Michael Landler, Powerflex

Description: Proposed 1 MW AC battery energy storage system to support solar canopy.

9. Town Board Referral

930 East Main Street Special Use Permit

Location: 16.07-1-6; 930 East Main Street, Shrub Oak

Contact: Island Pump & Tank Corp

Description: Replacement of fueling canopy fascia on existing frame, install signs on canopy, install new sign cabinet on existing monument ID sign, and install signage on existing building.

10. Town Board Referral

Affordable Housing

Description: Proposed amendments to Chapter 300 Section 39(A) through (F).

Last revised: February 10, 2023