

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

January 8, 2024
7:00 PM

1. Correspondence
2. Meeting Minutes – December 18, 2023

REGULAR SESSION

3. **670 East Main Street**

#T-FSWPPP-034-23 Permit Approval

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

Contact: Hahn Engineering

Description: Requested Tree and Stormwater Permit for an approved residential site plan to construct four two-story, three-bedroom townhouses and 12 parking spaces.

WORK SESSION

4. **3167 Lincoln Drive**

Town Board Referral

Location: 25.08-2-20; 3167 Lincoln Drive

Contact: Gabrielle Salman Architect

Description: Construction of a 168 s.f. deck and landscaping within the wetland and wetland buffer.

5. **Lowes Home Center**

Special Use Permit for Outdoor Service

Location: 26.18-1-19; 3200 Crompond Road

Contact: Lowes Companies, Inc.

Description: Renewal of Temporary and Permanent Outdoor Storage & Display Special Permits approved by Resolutions #19-17 and #17-08 respectively.

6. **Atrac Recycling Facility**

Discussion Site Plan and Special Use Permit

Location: 6.18-1-37; 76 Route 6

Contact: Margaret McManus P.E.

Description: Construction of a 40,000 s.f. recycling center with 1,672 l.f. of road, associated parking and office space. The proposed accessory storage for the recycling facility requires a special use permit.

7. **Jacob Road Solar**

Discussion Site Plan and Special Use Permit

Location: 35.16-1-4; 1805 Jacob Road

Contact: Nicholas Vamvas

Description: Seeking site plan and special use permit approval to develop a 3.125 mega-watt AC solar facility on a 53-acre project site in the R1-160 zone. This property is the site of the Colangelo Subdivision.

**8. Toll Brothers at Catherine Street
Town Board Referral**

Location: 35.12-1-2 & 35.08-1-45; 2302 Catherine Street & 2448 Catherine Street

Contact: Zarin & Steinmetz, Site Design Consultants

Description: Discussion of an amended layout and supporting studies for the proposed rezone of the site to construct a 118-unit townhouse community with clubhouse and pool for 55+ active adults.

**9. Ricciardella Estates fka Dubovsky
Project Update**

Location: 59.14-1-18; 702 Saw Mill River Road

Contact: Ricciardella Estates LLC

Description: Site Plan approved by Planning Board Resolution #19-09 dated May 20, 2019 and #20-22 dated October 25, 2020.

Last revised: January 4, 2024