

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

**May 08, 2017
7:00 PM**

1. **Correspondence/Liaison Reports**
2. **Previous Meeting Minutes – April 17, 2017**

REGULAR SESSION

3. **Shrub Oak International School**
SBL: 26.05-1-4
Public Hearing
Location: 3151 Stony Street
Contact: David S. Steinmetz, Esq.
Description: A proposal for a site plan, a special use permit for a helistop, and a special use permit for a private school, for autistic children, at the former Phoenix House Academy.
4. **RPG Properties**
SBL: 15.15-1-22
Public Hearing
Location: 3574 Lexington Avenue
Contact: Phil Sanders
Description: A proposal to build a multi-family development consisting of 8 residential townhouse style units, on a 1.1 acres parcel, in the R-3 zone.
5. **Fieldstone Manor**
SBL: 15.11-1-17
Second 90-Day Time Extension
Location: 3680 Lexington Avenue
Contact: Albert A. Capellini, Esq.
Description: A 21-lot cluster subdivision on 22.94 acres in the R1-20 zone that received Final Subdivision Plat Approval by Resolution 16-16 on August 8, 2016.
6. **Hilltop Associates**
SBL: 37.06-1-25
First 90-Day Time Extension
Location: Hilltop Road
Contact: Albert A. Capellini, Esq.
Description: A 3-lot subdivision approved by Planning Board Resolution #08-02 on January 14, 2008.

WORK SESSION

7. **Unicorn Contracting Corporation**
SBL: 37.18-2-73, 74, 85, & 86
Request the Board's Intent to be Lead Agency
Location: 355 Kear Street
Contact: Daniel Ciarca, P.E.,P.C.
Description: Applicant proposes to demolish the existing restaurant and construct a three (3) story, 40,000 sf, building with a mix of retail and office uses. A new 2,925 sf bank building is also proposed.

8. **Village Traditions**

SBL: 15.16-1-32

Discussion Amended Site Plan

Location: 1821 East Main Street

Contact: Timothy Mallon

Description: A proposal to construct a 3,200 sf building for offices with an apartment on the upstairs level.

9. **HearthstoneMinor Subdivision**

SBL: 17.18-1-8

Discussion Subdivision

Location: 3138 Hearthstone Street

Contact: John P. Anicelli, Esq.

Description: A proposal to subdivide a 1-acre parcel in the R1-20 zone.

10. **Pied Piper Preschool Addition**

SBL: 37.14-2-8

Discussion Site Plan

Location: 2090 Crompond Road

Contact: Site Design Consultants

Description: A proposal for a 14,022 sf addition to the existing 3,618 square foot preschool, for a two-story building with total square footage 17,640 square feet, on 0.68 acres in the R1-10 zone.

11. **Town Board Referral – 712 Kitchawan Road**

SBL 70.06-1-4

Description: A proposal for a re-zone for the premises known as 712 Kitchawan Road, from the Single Family Residential (R1-200) Zoning District to the Office (O) Zoning District in accordance with Section 300-206 of the Zoning Code of the Town of Yorktown.

Last Revised – May 4, 2017