

APR 28 2021

TOWN OF YORKTOWN

# 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

## APPLICATION FOR SITE PLAN APPROVAL

Date 4/08/2021

1. Name of Project: Arcadia Holding Co., LLC

2. Tax Map Designation (Section, Block, Lot) 47.11-1-4

3. Zone: R1-180 Total Acreage: 11.67

4. Is a statement of easements relating to property attached?  Yes  None exist

5. Project narrative (brief description of proposed development):

Installation of 2236 445W Solar Modules, (8) 100kWAC SolarEdge Inverters, (1) 800A  
Combiner Panel, (1) 800A A/C Disconnect Switch, (1) 100kVA Transformer

6. Contact Person - CHOOSE ONLY ONE:

Applicant  Owner  Architect  Wetland Scientist  
 Attorney  Engineer  Surveyor  Landscape Architect

7. Applicant

Name Michael Tarzian  
Firm Croton Energy Group  
Address 75 South Riverside Ave. Croton-on-Hudson, NY 10520  
Phone 914-862-4220  
Fax \_\_\_\_\_  
Email mtarzian@crotonenergy.com

8. Owner of Record

Name Molly Flaherty & Patricia Peckham  
Firm Arcadia Holding Co., LLC  
Address 1300 Baptist Church Road, Yorktown Heights, NY 10598  
Phone 914-455-2477  
Fax \_\_\_\_\_  
Email arcadia6706@aol.com

**9. Attorney**

Name N/A  
Firm N/A  
Address N/A  
Phone N/A  
Fax N/A  
Email N/A

**10. Engineer**

Name Brian Behnke P.E  
Firm LaBellaPC  
Address 300 State Street, Suite 201, Rochester, NY 14614  
Phone 315-278-4402  
Fax \_\_\_\_\_  
Email bbehnke@LaBellaPC.com  
Lic. No. 98073

**11. Surveyor**

Name Edward Iamiceli  
Firm Tectonic Engineering  
Address 1279 Route 300, Newburgh, New York 12550  
Phone 845-567-6656  
Fax \_\_\_\_\_  
Email eiamiceli@tectonicengineering.com  
Lic. No. \_\_\_\_\_

**12. Architect**

Name N/A  
Firm N/A  
Address N/A  
Phone N/A  
Fax N/A  
Email N/A  
Lic. No. N/A

**13. Wetland Scientist/Specialist**

Name Edward Iamiceli  
Firm Tectonic Engineering  
Address 1279 Route 300, Newburgh, New York 12550  
Phone 845-567-6656  
Fax \_\_\_\_\_  
Email eiamiceli@tectonicengineering.com

**14. Landscape Architect**

Name Thomas Daly  
Firm SLR Engineering, Landscape Architecture, and Land Surveying PC  
Address 99 Realty Drive, Cheshire, CT 06410  
Phone 475-244-2309  
Fax \_\_\_\_\_  
Email tdaly@slrconsulting.com  
Lic. No. \_\_\_\_\_

15. Is this project within 500 feet of the Town line?  Yes  No  
16. Is this project within 500 feet of the Putnam County line?  Yes  No  
17. Is this project within the Sustainable Development Study Area?  Yes  No

**18. Is this project within 500 feet of:**

- The right-of-way of any existing or proposed state or county road?  Yes  No  
The boundary of an existing or proposed state or county park or any state or county recreation area?  Yes  No  
The boundary of state or county-owned land on which a public building/ institution is located?  Yes  No  
An existing or proposed county drainage line?  Yes  No  
The boundary of a farm located in an agricultural district?  Yes  No

19. Does the entire development plan for this project propose the disturbance of more than 5,000 SF of land? Note: If project is phased, include all phases in determination.  Yes  No

**20. This project requires the following permits or approvals from the Town of Yorktown:**

- Wetland Permit  
 Stormwater Permit  
 Tree Permit  
 Planning Board special permit: 300-81.4  
 Town Board variance or approval: \_\_\_\_\_  
 Zoning Board of Appeals variance or special permit: \_\_\_\_\_

21. This project requires the following permits or approvals from other outside agencies:

- Westchester County Board of Health
- NYC DEP
- NYS DEC
- Other: \_\_\_\_\_

22. This parcel is in the following districts:

School District	<u>Yorktown</u>	Water District	<u>N/A</u>
Fire District	<u>Yorktown</u>	Sewer District	<u>N/A</u>

A Short or Full EAF with the original signature of the applicant must be attached to this application when submitted.

The applicant agrees to comply with the requirements of the Road Specifications, the Land Use Regulations, Zoning Ordinance, Tree Removal and Excavation ordinance, and any additions or amendments thereto.

The applicant agrees to execution and delivery of deeds and required documents for reserved parks/recreation/open space/drainage control, roads and road widening strips and descriptions of easements at the time of the public hearing. Such execution and delivery shall not operate to vest title of said property in the Town of Yorktown until such dedication is accepted in the form of a resolution adopted by the Town Board at a regular meeting of said Board.

The execution and delivery of the deeds to the roads in the proposed subdivision as provided for by the terms of the deeds to the roads in the proposed subdivision as provided for by the terms of the approving resolution shall not operate to vest title of said roads in the Town of Yorktown until such deed is accepted in the form of a resolution adopted by the Town Board at regular meeting of said Board.

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**Applicant**

Michael Tarzian

NAME (PLEASE PRINT)

  
SIGNATURE

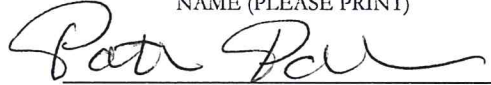
4/20/2021

DATE

**Owner of Record**

Patricia Peck Ham

NAME (PLEASE PRINT)

  
SIGNATURE

4-28-21

DATE

**Note:** If the property owner is not the applicant for this application, in addition to the signature above, the owner of the property must also complete and have notarized one of the owner affidavits on the following page.

**Note:** By signing this document the owner of the subject property grants permission for Town Officials to enter the property for the purpose of reviewing this application.

**REFER TO AFFIDAVITS ON THE FOLLOWING PAGES**

ONE OF THE FOLLOWING AFFIDAVITS MUST BE COMPLETED

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AFFIDAVIT TO BE COMPLETED BY OWNER, OTHER THAN CORPORATION

STATE OF NEW YORK; COUNTY OF WESTCHESTER SS. :

\_\_\_\_\_, being duly sworn, deposes and says that he is the owner in fee of the property described in the foregoing application for consideration of preliminary plat, and that the statements contained therein are true to the best of his knowledge and belief.

Sworn before me this \_\_\_\_\_ date of \_\_\_\_\_, 20\_\_

\_\_\_\_\_  
Notary Public

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AFFIDAVIT TO BE COMPLETED BY CORPORATION OWNER

STATE OF NEW YORK; COUNTY OF WESTCHESTER SS. :

PATRICIA PECKHAM, being duly sworn, deposes and says that he resides at Yorktown Hshs NY  
1300 Baptist Church Rd  
in the County of Westchester and State of New York. That he is the PRESIDENT  
of ARCADIA HOLDING CO LLC the corporation which is owner in fee of the property described in the  
foregoing application for SPECIAL USE PERMIT and that the statements contained therein  
are true to the best of his knowledge and belief.

Pat Peckham

Sworn before me this 27<sup>th</sup> date of April, 2021

Tracie Feminella  
Notary Public

