

TOWN OF LEWISBORO
Westchester County, New York



Planning Board
PO Box 725
Cross River, New York 10518

Tel: (914) 763-5592
Fax: (914) 763-3637
Email: planning@lewisborogov.com

AGENDA

Tuesday, July 21, 2015

Cross River Plaza, Cross River

Note: Meeting will start at 7:30 p.m. and end at or before 11:30 P.M.

I. PUBLIC HEARING

Cal# 1-15PB, Cal# 25-15WP and Cal# 6-15SW

Copia Garden Center, 475 Smith Ridge Road, South Salem, Sheet 0053, Block 09834, Lots 035 & 048, (Organic Choice, Inc., owner of record) & Peter and Jennifer Cipriano, 5 East Street Sheet 0053, Block 09834, Lot 036, - Applications for Site Development Plan, Wetland Activity Permit and Town Stormwater Permit Approvals for improvements to the existing Copia Garden Center including modification to curb cuts along East Street and expansion of the existing use onto adjacent tax parcel 09834-036-0053

Cal# 11-13PB and Cal# 12-15WP

O-2 Living Realty Group, LLC (Yellow Monkey Village), 792 Route 35, Cross River, New York, Sheet 0018, Block 10533, Lots 024 & 025 – Applications for Waiver of Site Development Plan Procedures and Wetland Activity Permit Approval for proposed change of use and certain site modifications, all of which require a site plan approval

II. REQUEST FOR EXTENSION OF TIME

Cal# 71-11WP and 3-11 WV

Tatiana Rozo Gil, 1 Glen Drive, Vista, Sheet 049A, Block 09845, Lot 001 – Request for extension of time to meet requirements of Wetland Implementation Permit

III. SKETCH PLAN REVIEW

Cal# 10-10PB

New York SMSA Limited Partnership d/b/a Verizon Wireless, applicant, 377 Smith Ridge Road, South Salem, Sheet 050A, Block 09834, Lots 084, 088, and 094, (Vista Fire District, owner of record) Application for Special Use Permit Renewal and proposed modifications to existing equipment

Cal# 5-15PB

Oscaleta Meadows, 10 Oscaleta Road, South Salem, Sheet 032C, Block 10819, Lot 029 – Application for Sketch Plan Review/Subdivision for a two lot subdivision

Cal# 12-10PB

Hayes/Stein Subdivision, 124 North Salem Road, South Salem, Sheet 0015, Block 10533, Lots 7, 8, & 9 – Application for Sketch Plan Review/Step I Subdivision for a 3 lot subdivision

IV. PROJECT REVIEW

Cal# 28-15WP

Goldsmith, Jeremy and Katie – 7 Laurie Lane, South Salem, Sheet 29, Block 10553, Lot 50 – Application for Wetland Activity Permit Approval for construction of a two car garage attached to existing residence and extension of existing deck

Cal# 32-15WP

Pinnetti, Stuart and Nicola – North Salem Road, Cross River, Sheet 0007C, Block 12667, Lot 001 (Stuart Pinnetti, owner of record) – Application for Wetland Activity Permit Approval for construction of a new residence due to destruction of previous residence by fire

Cal# 31-15WP

Fortune Home Builders – Duffy's Bridge Road, Goldens Bridge, Sheet 0002, Block 10516, Lot 001 (Glickenhau Bedford Development, owner of record)– Application for Wetland Activity Permit Approval for construction of a single family residence on a currently undeveloped lot

V. TOWN BOARD REFERRAL

Proposed Zoning Amendment – Visnor Property, LLC, 469 & 471 Smith Ridge Road, Sheet 0053, Block 09834, Lots 32-33 and 34

VI. CORRESPONDENCE AND GENERAL BUSINESS

VII. MINUTES OF June 16, 2015