

TOWN OF LEWISBORO
Westchester County, New York



Planning Board
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AGENDA

Tuesday, December 15, 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# 12-10PB

Hayes/Stein Subdivision, 124 North Salem Road, South Salem, NY, Sheet 15, Block 10533, Lots 7, 8 & 9 (Jocelyn Hayes and Janet Stein, owners of record) – Application for Preliminary and Final Subdivision Plat Approval in connection with a three-lot subdivision. - Continuation of Public Hearing

II. PROJECT REVIEW

Cal# 12-13PB and Cal# 13-14SW

Guillermo Arias, 411 Smith Ridge Road, South Salem, Sheet 0050, Block 09834, Lot 28, & Lexus Holding Company, LTD, Smith Ridge Road, South Salem, Sheet 0050, Block 09834, Lot 162 – Request to amend approving Resolution

III. SKETCH PLAN REVIEW

Cal #10-15 PB

Wilder Balter Partners, NY State Route 22, Goldens Bridge, NY 10526, Sheet 5, Block 10776, Lots 19, 20 & 21 (Property Group Partners, LLC, owner of record) – Application for a 46 unit MF development on a ±35.4 acre parcel.

Cal#11-15PB

Elegant Banquets, 1410 Route 35, South Salem, NY 10590, Sheet 39, Block 10549, Lot 17 (South Salem Owners, LLC, owner of record) - Application for Sketch Plan Review in connection with an addition to the existing building and modification to the existing site

IV. WETLAND VIOLATIONS

Cal #2-11 WY

Todd Farm, LLC, 47 Todd Road, Katonah, New York, 10936, Sheet 6, Block 10777, Lot 44 (Todd Farm, LLC, owner of record) Consideration of draft Resolution

V. DISCUSSION

Cal #4-14 W.V. and Cal #69-14 W.P.

James Sandler, 28 Lake Street, Goldens Bridge, NY 10526, Sheet 7F, Block 12663, Lot 5 (James Sandler – owner of record) – Request to demolish remains of the existing residence

Cal# 8-14PB, Cal# 95-14WP, Cal# 20-14SW

Goldens Bridge Village Center, NYS Route 22, Goldens Bridge, NY 10526, Sheet 4, Block 11126, Lot 07 (Stephen Cipes, owner of record) Request to waive tree survey

VI. EXTENSION OF TIME

Cal #5-12 PB, #85-13 WP

New Cingular – 117 Waccabuc Road, Goldens Bridge, NY 10526, Sheet 0011, Block 11137, Lots 35 and 39 (Francis Coyle, owner of record) and Sheet 0011, Block 11137, Lot 52 (Ash Tree Development, owner of record) Extension of time to resolution granting Special Use Permit and Wetland Activity Permit dated December 11, 2012

Cal #1-13 PB, #23-14 WP

New York SMSA Limited Partnership d/b/a Verizon Wireless – 117 Waccabuc Road, Goldens Bridge, NY 10526, Sheet 0011, Block 11137, Lots 35 and 39 (Francis Coyle, owner of record) and Sheet 0011, Block 11137, Lot 52 (Ash Tree Development, owner of record) - Extension of time to resolution granting Special Use Permit and Wetland Activity Permit dated August 13, 2013

VII. SITE VISIT REPORTS

Cal #10-15 PB

Wilder Balter Partners, NY State Route 22, Goldens Bridge, NY 10526, Sheet 5, Block 10776, Lots 19, 20 & 21 (Property Group Partners, LLC, owner of record)

VIII. CORRESPONDENCE AND GENERAL BUSINESS

Continued discussion of Local Law Amendment of Town Code to Chapter 220, Section 220-10, entitled “Building Lots.”

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

Approval of 2016 meeting dates

IX. MINUTES OF November 17, 2015