

Agenda*
TOWN OF EASTCHESTER PLANNING BOARD
Zoom Video Conference
Wednesday, July 21, 2020
7:00 p.m.

The meeting will be conducted by video conference using Zoom
All meeting participants must register for the meeting in advance by clicking on this link:
https://zoom.us/webinar/register/WN_4t2g814GQ1W0faFf5GF7Rw

You can view submissions for New Business and Old Business agenda items by clicking on this link:
https://www.eastchester.org/departments/planning_board_agenda_attachments_july_21st.php

- ❑ Call to Order
- ❑ Roll Call

RESOLUTION ONLY

- 1. 19-02, 249 Main Street** **Public Hearing Closed on May 28, 2020**
Section 69, Block 5, Lots 6, 6B Zone: RB
Application for: Site plan and architectural review approval for a proposed 15-unit multi-family residential building. On February 11, 2020, the ZBA granted area variances relative to the application.

NEW BUSINESS

- 2. 20-11, 24 Hickory Hill Road** **Public Hearing**
Section 66E, Block 3, Lot 45 Zone: R6
Application for: Site plan and architectural review approval for proposed additions and alterations to an existing single-family residence. On June 9, 2020, the ZBA granted area variances relative to the application.
- 3. 20-09, 124 Wilmot Road** **Public Hearing**
Section 64C, Block 5, Lot 8 Zone: R7.5
Application for: Site plan and architectural review approval for proposed additions and alterations to an existing single-family residence.
- 4. 20-19, 189-191 Brook Street** **Public Hearing**
Section 64, Block 4, Lots 34, 35 Zone: RB
Application for: Site plan, architectural review, and special permit approval for a proposed two-story commercial day care facility. The special permit is required in accordance with Sections 12.D (Standards) and 12.H.3 (Day Care Facility – Commercial) of the Zoning Law. The existing structure will be demolished. SEQRA determination and referral to the ZBA for consideration of area variances is required.

OLD BUSINESS

- 5. 20-08, 291 Main Street** **Public Hearing Continued**
Section 67, Block 2, Lot 13 Zone: RB
Application for: Site plan and architectural review approval to convert an existing one-story commercial building into a three-story mixed-use building with commercial uses on the first floor and five residential uses above. SEQRA determination and referral to the ZBA for consideration of area variances is required.

ADJOURNED ITEMS (These items will not be heard at the July 21, 2020 meeting)

1. **19-42, 5 Ray Place** **Public Hearing Continued**
Adjourned for ZBA and ARB review
Section 60, Block 5, Lot 25 Zone: RB
Application for: Site plan and architectural review approval for a proposed 21-unit multi-family residential building. SEQRA determination and referral to the ZBA for the consideration of area variances is required.

2. **20-13, 10 Leewood Drive, Troublesome Brook Pump Station** **Public Hearing Continued**
(Also 197 Oakland Avenue and 78 Dale Road)
Adjourned for ZBA and ARB review
Section 65E, Block 3, Lots 6A, 105, 110 Zone: R7.5
Application for: Site plan and architectural review approval for a new pump and water disinfection station. The existing pump station and garage will be demolished. SEQRA determination and referral to the ZBA for consideration of a use variance and area variances is required.

Date Issued: July 17, 2020, at 9:00 a.m.

* The posted agendas are subject to change. Applications may be withdrawn or adjourned at any time prior to the meeting. It is recommended that you visit the town's website (www.eastchester.org) to access the most current agenda prior to each meeting. On the "Home" page, select "Forms and Documents" in the menu box to the right, then select "Agendas" in the menu box to the left. The agendas for each Board are posted for review. Please note that last minute adjournments may not be reflected on the posted agendas.