

**THE PLANNING BOARD IS ENCOURAGING ALL APPLICANTS TO MAKE ELECTRONIC PRESENTATIONS. PLEASE BRING A PORTABLE DEVICE WITH YOUR PRESENTATION LOADED DIRECTLY ONTO THE DEVICE. PLEASE ARRIVE AT THE COURT ROOM A FEW MINUTES PRIOR TO THE MEETING IF YOU NEED INSTRUCTIONS ON HOW TO CONNECT YOUR DEVICE.**

**NORTH CASTLE PLANNING BOARD  
15 BEDFORD ROAD – COURT ROOM  
7:00 p.m.  
AUGUST 5, 2013**

**E-NEWS UPDATES**

North Castle E-News Update is the fastest way to learn about what's happening with the Planning Department. Sign up for updates by submitting an e-mail to [planning@northcastleny.com](mailto:planning@northcastleny.com)

**I. PLANNING BOARD MINUTES:**

- A. September 24, 2012**
- B. October 11, 2012**

**II. PUBLIC NOTICE:**

- A. ZENG**  
**46 North Greenwich Road**  
Section 2, Block 17, Lot 2G-1  
Proposed landscape and driveway amendment  
Walter Nestler, Landscape Architect, ASLA  
Discussion  
Consideration of resolution of approval

**III. CONTINUING BUSINESS:**

- A. MARIANI GARDEN CENTER**  
**45 Bedford Road**  
Section 2, Block 16, Lot 3.A  
Proposed amendments to the NB Zoning District to allow for less restrictive and additional uses in the NB Zoning District.  
P. Daniel Hollis, Esq. Shamberg, Marwell & Hollis PC  
Discussion  
Consideration of Negative Declaration

- B. DIPIETRO**  
**20 Banksville Road**  
Section 1, Block 12, Lot 7.D  
Site Redevelopment – Warehouse and Storage  
P. Daniel Hollis, Esq. Shamberg, Marwell & Hollis  
Discussion
- C. MADONNA**  
**Route 128 – Mount Kisco Road**  
Section 2, Block 12, Lot 3  
Application to apply senior floating zone to property and construct 14  
townhouse units on the 3.8 acre property.  
Kory Salomone, Esq. Veneziano & Associates  
Discussion
- D. COX AVENUE SUBDIVISION**  
**95 Cox Avenue**  
Section 108.01, Block 2, Lot 28  
3 Lot Subdivision  
Frank Madonna  
Preliminary Subdivision Discussion
- E. AMORE PIZZERIA AND PASTA**  
**1 Kent Place**  
Section 2, Block 11, Lot 6.-5  
Application for roof expansion, architectural changes and outdoor dining  
revisions.  
John Sullivan, FAIA, Sullivan Architecture, PC  
Discussion
- F. MONACO**  
**8 Hollow Ridge Road**  
Section 2, Block 3, Lot 2-8  
Special Permit for an accessory structure over 800 square feet.  
Dan Holt, PE Holt Engineering,  
Discussion
- G. SEDRISH**  
**22 Smith Farm Road**  
Section 102.02, Block 1, Lot 39  
RPRC Referral to Planning Board regarding Swimming Pool  
Edward Figura, RLA, CPESC Benedek & Ticehurst Landscape Architects  
and Site Planners, P.C.  
Discussion

- H. WHITE BIRCH DEVELOPMENT, LLC**  
**7 Guion Lane**  
Section 95.01, Block 2, Lot 10.6  
Consideration of 2<sup>nd</sup> extension of time for site plan approval  
Discussion
- I. 99 BUSINESS PARK DRIVE**  
**99 Business Park Drive**  
Section 108.03, Block 1, Lot 57  
Expansion of the existing parking area and a change of use from office space to office and warehouse space.  
Dan Holt, PE Holt Engineering & Consulting PA  
Consideration of extension of time site plan resolution.
- J. BRUNO**  
**21 Whippoorwill Road**  
Section 2, Block 1, Lot 14  
Subdivision of a 12.92 acre lot into two residential lots.  
Robert Peake, AICP John Meyer Consulting  
Consideration of 2<sup>nd</sup> preliminary subdivision extension of time resolution
- K. MASTER FEE**  
Referral from the Town Board
- L. TURET**  
East lane, West Lane, Nichols Road  
Preliminary Subdivision, Tree Removal, Steep Slope and Wetlands Permit  
Section 2, Block 16, Lots 18.B, 18.B3A, 18.D01, 18.E, 18.E01  
Tim Allen, PE Bibbo Associates  
Subdivision of an existing 8.28 acre lot into four residential building lots.  
Consideration of approving 7th Extension of time resolution for Preliminary Subdivision.