

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.
September 9, 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

I. PUBLIC HEARING:

A. GUSSACK

13 Hemlock Hollow Road

Section 94.04, Block 02, Lot 23

Accessory Structure

James Coleman, AIA LEED AP James Coleman Architecture Studio

Consideration of site plan approval

B. AMORE PIZZERIA AND PASTA

1 Kent Place

Section 108.03, Block 1, Lot 76

Roof expansion, architectural changes and outdoor dining revisions.

John Sullivan, FAIA, Sullivan Architecture, PC

Consideration of resolution of approval

C. COX AVENUE SUBDIVISION

95 Cox Avenue

Section 108.01, Block 2, Lot 28

2 Lot Subdivision

Frank Madonna

Discussion

D. MARIANI GARDEN CENTER

45 Bedford Road

Section 108.03, Block 1, Lot 65

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

II. CONTINUING BUSINESS:

A. MADONNA

Route 128 – Mount Kisco Road

Section 108.01, Block 1, Lot 30.3

Application to apply senior floating zone to property and construct 14 townhouse units on the 3.8 acre property.

Kory Salomone, Esq. Veneziano & Associates

Consideration of Negative Declaration adoption

Referral back to Town Board regarding Zoning Petition

B. JENNIE CLARKSON / ST. CHRISTOPHER'S, INC.

1608 Old Orchard Street

Section 118.01, Block 1, Lot 2

Lot Line Change

Kory Salomone, Esq. Veneziano & Associates

Consideration of 2nd extension of time resolution

C. NIKIC

12 Terrace Circle

Section 100.02, Block 1, Lot 51

Michael Stein, PE Hudson Engineering,

Construction of a new 8,203 square-foot single-family home.

Discussion

D. MAOUNIS

5 Ashfields Lane

Section 102.03, Block 2, Lot 34

Geraldine Tortorella, Esq. Hocherman Tortorella & Wekstein, LLP

Construction of a new single family home.

Discussion

E. BANKSVILLE REZONING

Referral from Town Board

Draft local law that would rezone the properties along Banksville Avenue from the GB Zoning District to a newly created CB-C Zoning District.

Discussion

F. MASSARO

54 Custis Avenue

Section 122.12, Block 3, Lot 8

Reduction in Bond

Recommendation to Town Board

- G. CVS**
Main Street & Maple Avenue
Section 108.01, Block 6, Lot 22
Establishment of Bond
Recommendation to Town Board