

PUBLIC HEARING

April 8, 2015

At 8:39 p.m. Supervisor Schiliro stated that a Public Hearing would be held in accordance with the Public Notice that follows:

NOTICE IS HEREBY GIVEN, that the North Castle Town Board will hold a Public Hearing in Town Hall, 15 Bedford Road, Armonk, NY, 10504, on April 8, 2015, 2015 at 7:30 p.m. or as soon thereafter, to consider a local law to amend Section 213-21 Part 2 of the Town of North Castle Town Code to permit personal training facilities as a permitted principal use within the IND-AA Zoning District.

The proposed local law is available in the Town Clerk's office during regular business hours and on the Town website. ALL PERSONS HAVING AN INTEREST IN THE MATTER ARE INVITED TO ATTEND AND BE HEARD.

By Order of the Town Board
Anne Curran, Town Clerk

Dated: March 28, 2015
Armonk, NY

The Public Notice was marked Exhibit "A" for the record.

The Affidavit of Posting calling the Public Hearing was marked Exhibit "B" for the record.

The Affidavit of Publication from The Journal News calling the Public Hearing was marked Exhibit "C" for the record.

Letter and Petition including Full Environmental Assessment Form from Mitchell Benerofe, New King Street Associates dated February 13, 2015, and Application for Amendment to Zoning Ordinance dated March 2, 2015 were marked Exhibit "D" for the record.

Letter to Interested and Involved Agencies from Director of Planning Adam Kaufman dated February 26, 2015 regarding Notification of Intent of Town Board to act as Lead Agency was marked Exhibit "E" for the record.

Letter from Director of Planning Adam Kaufman dated February 26, 2015 was marked Exhibit "F" for the record.

Letter from Westchester County Planning Board dated March 9, 2015 stating that the action was a matter for local determination was marked Exhibit "G" for the record.

Letter from Director of Planning Adam Kaufman dated March 24, 2015 regarding positive recommendation from the Planning Board was marked Exhibit "H" for the record.

Letter from New King Street LLC dated March 24, 2015 stating they have no objection to the petition was marked Exhibit "I" for the record.

Certificate of Mailing denoting proof of mailing of Notice of Public Hearing to adjacent property owners was marked Exhibit "J" for the record.

Negative Declaration for consideration.

Proposed Local Law.

Supervisor Schiliro said that the proposed local law is in line with other zoning changes over the last few years due to increased demand for arts, fine arts, dance, recreation and training. The local law would add personal training facilities as a permitted use in the IND-AA Zoning District.

After all persons were heard who desired to be heard, Councilman D' Angelo moved, seconded by Councilman Reiter, that the Public Hearing be closed at 8:41 p.m.

The roll call vote was as follows:

Town Board Minutes

April 8, 2015

Ayes: Councilmen D'Angelo, DiGiacinto, Reiter, Mezzancello

Noes: None

Abstained: Supervisor Schiliro

Councilman D'Angelo moved, seconded by Councilman Reiter, that based upon review of the Environmental Assessment Form and all other materials, it has been determined that there will be no significant adverse environmental impact and the Town Board hereby adopts a Negative Declaration.

The roll call vote was as follows:

Ayes: Councilmen D'Angelo, DiGiacinto, Reiter, Mezzancello

Noes: None

Abstained: Supervisor Schiliro

Councilman D'Angelo moved, seconded by Councilman Reiter, the adoption of Local Law 3 of 2015 to amend Section 213-21 Part 2 of the Town Code to permit personal training facilities as a permitted principal use within the IND-AA Zoning District.

The roll call vote was as follows:

Ayes: Councilmen D'Angelo, DiGiacinto, Reiter, Mezzancello

Noes: None

Abstained: Supervisor Schiliro

The Local Law follows at the end of these minutes.

Anne Curran, Town Clerk

Dated: April 17, 2015

TOWN OF NORTH CASTLE

Local Law No. 3 of the year 2015
Adopted April 8, 2015

A local law to amend Section 213-21 Part 2 of the Town of North Castle Town Code to permit personal training facilities as a permitted principal use within the IND-AA Zoning District

Section 1. Amend Section 213-21 Part 2 of the Town of North Castle Town Code to add the following permitted principal use to the IND-AA Zoning District:

Personal Training Facilities

Section 2. Conflicting Standards.

Where the requirements of this Local Law impose a different restriction or requirement than imposed by other sections of the Code of the Town of North Castle, the Town Law of the State of New York or other applicable rules or regulations, the requirements of this Local Law shall prevail.

Section 3. Severability.

The invalidity of any word, section, clause, paragraph, sentence, part or provision of this local law shall not affect the validity of any other part of this local law that can be given effect without such invalid part or parts.

Section 4. Effective Date.

This Local Law shall take effect immediately upon its adoption and filing with the Secretary of State.

Dated: April 8, 2015