

PUBLIC HEARING

February 24, 2021

At 8:14 p.m. Supervisor Schiliro stated that the Public Hearing, which was opened and adjourned on February 10, 2021, would be reconvened in accordance with the Public Notice that follows:

NOTICE IS HEREBY GIVEN THAT the North Castle Town Board will hold a Public Hearing on February 10, 2021, at 7:30 PM, or as soon thereafter as practical, at Town Hall, 15 Bedford Road, Armonk, NY 10504, to consider a Local Law to amend Chapter 355, Zoning, of the Code of the Town of North Castle by amending Section 355-28. Additional R-MF-SS Residence District Regulations subsection C. AFFH units in its entirety to read as follows:

AFFH Units. The single-structure building shall be provided with one AFFH unit for every five market-rate units or fraction thereof (20%).

In an effort to promote the type of housing envisioned in this zone, an applicant shall be permitted to reduce the AFFH requirement to one AFFH unit for every 10 market-rate units or fraction thereof (10%) provided that the single structure building has been granted a permanent Certificate of Occupancy no later than June 30, 2022 subject to a reasonable extension for good cause shown provided the project is at least 75% complete as determined by the Building Inspector.

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

Alison Simon, Town Clerk

Dated: January 30, 2021
Armonk, NY

Negative Declaration for consideration.

Local Law for consideration.

Town Attorney Roland Baroni explained that due to the change in the date for completion, the reduction in the number of units, and the word change in the proposed local law from "structure" to "project", the applicant must amend the original Covenant filed with Westchester County. The applicant agreed to this. Mr. Baroni advised that, since the Town did not receive the amended Covenant from the County, the Board must further adjourn the public hearing.

The Town Clerk noted that no additional correspondence was received since the public hearing was opened on February 10, 2021.

After all persons were heard who desired to be heard, Councilman Reiter moved, seconded by Councilman DiGiacinto, that the Public Hearing be adjourned at 8:16 p.m.

The roll call vote was as follows:

Ayes: Councilmen DiGiacinto, Reiter, Berra, Hussain, Supervisor Schiliro

Noes: None

Alison Simon, Town Clerk

Dated: March 5, 2021