

NORTH CASTLE ZONING BOARD OF APPEALS

ONLINE AT NCTV

Armonk & Banksville - NCTV Cablevision 18 and Verizon 39

North White Plains - NCTV Cablevision 75 and Verizon 39

7:30 p.m. January 7, 2021

PUBLIC COMMENT PROCEDURE:

Public comments can be submitted to lzawacki@northcastleny.com during the meeting. Received comments will be read aloud. An invitation to the meeting will be given if you would like to provide live comments to the Board during the meeting.

Adjourned by Applicant
1. R & R 150 BEDFORD LLC, 150 Bedford Road, Armonk, NY 10504 and known on the Town Tax Assessment Maps as Section 108.03, Block 1, Lot 40 and located in a RB Zoning District. In order to convert the existing office to a professional office with new second story office addition and a second floor apartment the applicant is requesting the following variances:

1. Section 355-57A of the Town Code for off street parking where 11 spaces are required and 8 spaces are proposed.

2. Section 355-56G of the Town Code where the required driveway width is 20 feet and the proposed driveway width is 12 feet.

2. CHRIS FEIDEN, 80 Lafayette Avenue, N. White Plains, NY 10603 and known on the Town Tax Assessment Maps as Section 122.12, Block 1, Lot 11 and located in a IND-A Zoning District. In order to obtain a site plan and legalize the existing chemical warehouse on the site, the applicant requires the following (3) variances:

1. Section 355-57 of the Town Code for off street parking, where 20 spaces are required and 15 are provided.

2. Section 355-56.G of the Town Code, which requires access drives for ingress and egress to and from the parking and loading areas for sites located in commercial and multi family residential districts are required to be designed so as to avoid the backing of any vehicle across the sidewalk or into the street right-of-way. Vehicles parked in front of 80 Lafayette Ave. do not meet the Town Code requirement. A variance was granted from the Zoning Board of Appeals at their August 2015 meeting. The Zoning Board of Appeals will need to determine whether the variance remains in effect.

3. Section 355-45.M of the Town Code for illumination beyond the boundaries of the property in excess of more than 0.5 foot candle.

December 30, 2020

Lori J Zawacki