



CITY OF YONKERS

PLANNING BOARD

Michael J. Spano, Mayor

Roman Kozicky, Chairman

AMENDED - PLANNING BOARD AGENDA **YONKERS, NEW YORK**

AGENDA:

PURSUANT TO GOVERNOR CUOMO'S EXECUTIVE ORDER 202.1 THE CITY OF YONKERS PLANNING BOARD IS CONDUCTING THE WEDNESDAY, MAY 13, 2020 AT 5:30 P.M. AS A DISTANCE/VIRTUAL MEETING.

THERE WILL BE NO IN-PERSON ATTENDANCE AT THIS MEETING.

THE MEETING WILL BE TELEVISED AND/ OR ON A VIRTUAL MEETING PLATFORM. FOR INFORMATION ON HOW TO ATTEND THE VIRTUAL MEETING CHECK IN AT WWW.YONKERSNY.GOV

****PLEASE NOTE: ANY MATTER REQUIRING A PUBLIC HEARING WILL BE HEARD AFTER 7 P.M. ITEMS MAY BE TAKEN OUT OF ORDER TO ACCOMMODATE PUBLIC COMMENT OR AS THE BOARD DEEMS NECESSARY. ****

MINUTES:

1. MINUTES OF THE REGULAR PLANNING BOARD MEETING HELD ON APRIL 15, 2020.

OLD BUSINESS:

SITE PLAN REVIEW

2. SITE PLAN REVIEW FOR THE CONSTRUCTION OF 6 STORY 65 UNIT RESIDENTIAL BUILDING AT BLOCK: 4450 LOT: 145 ON THE PROPERTY KNOWN AS 70 SALISBURY ROAD PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
STEVE ACCINELLI, REPRESENTATIVE FOR THE PROPOSAL
 - A. SEQRA: UNLISTED ACTION
LEAD AGENCY: PLANNING BOARD
 - B. PLANNING BOARD REVIEW

SITE PLAN REVIEW

3. SITE PLAN REVIEW FOR PROPOSED SITE IMPROVEMENTS AT BLOCK: 4038 LOTS: 101, 201, 301 & 401 ON THE PROPERTY KNOWN AS 555 TUCKAHOE ROAD (UPS) PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
JANET GIRIS, REPRESENTATIVE FOR THE PROPOSAL
 - A. SEQRA: UNLISTED ACTION
LEAD AGENCY: PLANNING BOARD
 - B. PLANNING BOARD REVIEW

- SITE PLAN REVIEW**
4. SITE PLAN REVIEW FOR A SELF STORAGE BUILDING WITH GROUND FLOOR RETAIL AT BLOCK: 4385 LOTS: 1-8.1, 11, 12.15, 201 & 206 ON THE PROPERTY KNOWN AS 1969 CENTRAL PARK AVENUE PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
TOM ABILLAMA, REPRESENTATIVE FOR THE PROPOSAL
- A. SEQRA: UNLISTED ACTION/ EXPANDED EAF
LEAD AGENCY: ZONING BOARD OF APPEALS/ COORDINATED REVIEW
- B. PLANNING BOARD REVIEW
- SITE PLAN REVIEW/ SPECIAL USE PERMIT**
5. SPECIAL USE PERMIT APPLICATION AND SITE PLAN REVIEW FOR AN AMENDMENT TO THE EXTCELL DEVELOPMENT AT:
BLOCK: 2620 LOT: 1- 161 ALEXANDER STREET
BLOCK: 2620 LOT: 35- BABCOCK PLACE
BLOCK: 2620 LOT: 40- 39-A WATER GRANT
BLOCK: 2625 LOT: 15- 39-B WATER GRANT
BLOCK: 2625 LOT: 17- 40 WATER GRANT
BLOCK: 2625 LOT: 21- 41 WATER GRANT
BLOCK: 2625 LOT: 23- 41-B WATER GRANT
BLOCK: 2630 LOT: 1- 42 WATER GRANT
BLOCK: 2630 LOT: 2- 42-A WATER GRANT
BLOCK: 2630 LOT: 3- 42-B WATER GRANT
BLOCK: 2630 LOT: 10- 41 WATER GRANT-REAR
PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
JANET J. GIRIS, REPRESENTATIVE FOR THE PROPOSAL
- A. SEQRA: UNLISTED ACTION/ EXPANDED EAF/ REVIEW COMPLETE
LEAD AGENCY: PLANNING BOARD
- B. PUBLIC HEARING
- C. PLANNING BOARD REVIEW
- SITE PLAN REVIEW**
6. SITE PLAN REVIEW FOR THE CONVERSION OF THE EXISTING 2 FAMILY WITH OFFICE TO A FOUR FAMILY DWELLING WITH A PARKING LOT AT BLOCK: 2106 LOT: 1 ON THE PROPERTY KNOWN AS 2 LAMATINE TERRACE PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
ANDREW ROMANO, REPRESENTATIVE FOR THE PROPOSAL
- A. SEQRA: UNLISTED ACTION
LEAD AGENCY: PLANNING BOARD
- B. PLANNING BOARD REVIEW
- ZONING ORDINANCE AMENDMENT**
7. REFERRAL FROM THE YONKERS CITY COUNCIL FOR A PROPOSED AMENDMENT TO CHAPTER 43 ARTICLE XV [“AFFORDABLE HOUSING”] OF THE YONKERS ZONING ORDINANCE
- A. PLANNING BOARD REVIEW
- NEW BUSINESS:**
- SITE PLAN REVIEW**
8. SITE PLAN REVIEW FOR A PROPOSED 54-ROOM HOTEL AT BLOCK: 187 LOT: 1.5 ON THE PROPERTY KNOWN AS 189 SOUTH BROADWAY PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
DAVID STEINMETZ, REPRESENTATIVE FOR THE PROPOSAL
- A. SEQRA: UNLISTED ACTION
LEAD AGENCY: PLANNING BOARD
- B. PLANNING BOARD REVIEW

- SITE PLAN REVIEW**
9. SITE PLAN REVIEW FOR THE PROPOSED CONVERSION OF AN EXISTING BANK OFFICE BUILDING TO A NEW MEDICAL OFFICE BUILDING, INCLUDING RELATED PARKING AT BLOCK: 4544 LOT: 1 ON THE PROPERTY KNOWN AS 21 SCARSDALE ROAD PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
 JANET GIRIS, REPRESENTATIVE FOR THE PROPOSAL
 A. SEQRA: UNLISTED ACTION
 LEAD AGENCY: PLANNING BOARD
 B. PLANNING BOARD REVIEW
- SITE PLAN REVIEW**
10. SITE PLAN REVIEW FOR THE INSTALLATION OF A NEW ABOVE GROUND FUEL OIL STORAGE TANK AT BLOCK: 2500 LOT: 1 ON THE PROPERTY KNOWN AS 679 WARBURTON AVENUE PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
 JAMES WILSON, REPRESENTATIVE FOR THE PROPOSAL
 A. SEQRA: UNLISTED ACTION
 LEAD AGENCY: PLANNING BOARD
 B. PLANNING BOARD REVIEW
- PRELIMINARY SITE PLAN REVIEW**
11. PRELIMINARY SITE PLAN REVIEW [PENDING ZBA APPROVAL] FOR AN AMENDMENT TO THE PREVIOUSLY APPROVED RESIDENTIAL BUILDING AT BLOCK: 509 LOTS: 1, 3, 8, 66 & 72 ON THE PROPERTY KNOWN AS PROSPECT STREET, BUENA VISTA AVENUE AND HAWTHORNE AVENUE PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
 STEVEN ACCINELLI, REPRESENTATIVE FOR THE PROPOSAL
 A. SEQRA: UNLISTED ACTION/ LONG EAF
 LEAD AGENCY: ZONING BOARD OF APPEALS/ COORDINATED REVIEW
 B. PLANNING BOARD REVIEW
- PRELIMINARY SITE PLAN REVIEW**
12. PRELIMINARY SITE PLAN REVIEW [PENDING ZBA APPROVAL] FOR AN AMENDMENT TO THE PREVIOUSLY APPROVED CHARTER HIGH SCHOOL AT BLOCK: 2106 LOTS: 30, 34, 36 & 39 ON THE PROPERTY KNOWN AS 220-236 WARBURTON AVENUE PURSUANT TO ARTICLE IX OF THE YONKERS ZONING ORDINANCE
 STEPHEN GROSSO, REPRESENTATIVE FOR THE PROPOSAL
 A. SEQRA: UNLISTED ACTION/ LONG EAF
 LEAD AGENCY: ZONING BOARD OF APPEALS/ COORDINATED REVIEW
 B. PLANNING BOARD REVIEW
- OTHER BUSINESS**
13. CORRESPONDENCE