

TOWN OF CORTLANDT

PLANNING BOARD



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PUBLIC HEARING NOTICE

PLEASE TAKE NOTICE that the **PLANNING BOARD** of the **TOWN OF CORTLANDT** will conduct a Public Hearing to consider a Scope for a Draft Environmental Impact Statement (DEIS) to be prepared with respect to the application of Croton Realty Development Inc. for Preliminary Subdivision Plat Approval for a proposed 26 lot major subdivision (25 building lots and one conservation parcel) of 35.9 acres for single family residences as shown on a 6 page set of drawings entitled "Subdivision Plan for Hanover Estates" prepared by Timothy L. Cronin III, P.E. dated February 14, 2011. The subject application is submitted pursuant to Sections 276 and 277 of the New York State Town Law and pursuant to Chapter 265 (Subdivision of Land) and for permits pursuant to Chapter 259 (Steep Slopes), Chapter 179 (Wetlands) and Chapter 283 (Tree Removal) of the Town of Cortlandt Code.

The subject property of 35.9 acres, zoned R-40, Single Family Residential, is located on the east side of Croton Avenue approximately 400 feet north of Furnace Dock Road and is designated on the Town of Cortlandt Tax Maps as Section 34.14, Block 2, Lot 28.

The scoping process, of which this Public Hearing is a part, identifies the potential significant adverse impacts of the subject application to be addressed in a Draft Environmental Impact Statement as required by the New York State Environmental Quality Review Regulations (NYCRR Part 617). The potential significant adverse impacts are also identified in a Positive Declaration adopted by the Planning Board for the subject application which pursuant to SEQR is an Unlisted Action.

Persons may review or obtain copies of the draft Scope for a DEIS latest revision dated May 14, 2012 at the Planning Office, Cortlandt Town Hall, 1 Heady Street, Cortlandt Manor, New York between the hours of 8:30 A.M. and 4:00 P.M., Monday through Friday, except holidays. The Scope will also be posted on the Town's website (www.townofcortlandt.com)

SAID HEARING will be conducted in the Vincent F. Nyberg General Meeting Room at the Cortlandt Town Hall, 1 Heady Street, Cortlandt Manor, New York on **Tuesday, June 5, 2012 at 7:00 P.M. or as soon thereafter as possible** at which time all interested persons will be heard. Written comments on the draft Scope will be accepted by the Planning Board until June 15, 2012

PLANNING BOARD
TOWN OF CORTLANDT
Loretta Taylor (C11)
Loretta Taylor
Chairperson

Dated: May 14, 2012
Cortlandt Manor, New York
PB 1-11