



TOWN OF CORTLANDT PLANNING BOARD

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You are invited to a Zoom webinar.
When: Nov 1, 2022 07:00 PM Eastern Time (US and Canada)
Topic: 2022 November 1 Planning Board Meeting

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/83126775017?pwd=dXVwVHBnUWFCSXcwVUpodWZsdUJtQT09>

Passcode: 512845

Or One tap mobile :

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WORK SESSION.....OCTOBER 27, 2022 6:30 PM

1. Discuss November 1, 2022 Regular Planning Board Meeting Agenda.

MEETING AGENDA.....PLANNING BOARD
TOWN OF CORTLANDT
7:00 TUESDAY EVENING
NOVEMBER 1, 2022

1. **PLEDGE TO THE FLAG**
2. **ROLL CALL**
3. **CHANGES TO THE AGENDA BY MAJORITY VOTE**
4. **ADOPTION OF THE MINUTES OF THE MEETING OF OCTOBER 11, 2022**

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5. CORRESPONDENCE

- PB 2021-1** a. Letter dated October 11, 2022 from David Steinmetz, Esq. requesting the 1st, one-year time extension of Site Development Plan approval for NRP Properties, LLC located at 119 Oregon Rd.
- PB 2021-6** b. Letter dated October 13, 2022 from Daniel Richmond, Esq. and a memo dated October 20, 2002 from the Code Enforcement Office as required by Condition #2 of Planning Board Resolution 1-22 to provide an update to the Planning Board on the operation of the site and any substantial code violations for Yeshiva Ohr Hamier located at 141 Furnace Woods Road.
- PB 2020-3** c. Letter dated October 19, 2022 from Heike Schneider, Architect requesting the 2nd, one-year time extension of Site Development Plan approval for the 3451 Lexington Avenue-Classic Car Storage Classic Car facility.

6. RESOLUTIONS

- PB 2022-3** a. Application of James Connolly for Preliminary & Final Subdivision approval for a 2-lot minor subdivision of an approximately 1.49-acre parcel of property located at 49 Dutch Street. Drawings latest revised September 30, 2022. (see prior PB 38-95).
- PB 2022-9** b. Application of Brookfield Resource Management Inc., for the property of 2114 APR, LLC, for the renewal of a Junkyard Special Permit for property located on the east side of New York and Albany Post Road, 500 feet north of Dutch Street as shown on a drawing entitled "Brookfield Resource Management Site Plan" prepared by Nosek Engineering dated October 22, 2010 (see prior PB's 9-09 & 13-13, 8-16 & 2019-17)

7. PUBLIC HEARING (ADJOURNED FROM PREVIOUS MEETING)

- PB 2022-4** a. Public Hearing: Application of the Gurdjieff Foundation of New York for the property of the Danish Home for the Aged, Inc. for Site Plan approval and a Special Permit for a Non-School Curriculum program use of the property located at 1065 Quaker Bridge Road East. Drawings latest revised April 20, 2022.
- PB 2019-5** b. Public Hearing: Application of Homeland Towers, LLC and New York SMSA Limited Partnership, dba Verizon Wireless for the property of Bezo Enterprises, LLC for Site Development Plan approval and a Special Permit for a proposed public utility personal wireless facility (telecommunications tower) on a portion of a 6-acre parcel of property located at 52 Montrose Station Road. Drawings latest revised September 28, 2022.

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8. OLD BUSINESS

- PB 6-15** a. Application of Hudson Ridge Wellness Center, Inc. for Site Development Plan approval and a Special Permit for a hospital to be located at the former Hudson Institute property to provide a New York State Office of Addiction Services and Support (OASAS) certified facility to treat individuals with chemical dependency issues located at 2016 Quaker Ridge. Drawings latest revision dated March 21, 2022

9. NEW BUSINESS

- PB 2022-10** a. Application of Bilal Ahmad, for the property of Ace/Sport Realty Holding Corp. for Site Development Plan approval and for Steep Slope, Tree Removal and Wetland Permits for a proposed 4-story, 91 room hotel for property located at 2054 East Main Street (Cortlandt Boulevard). Drawings dated October 19, 2022. (see prior PB 24-06)

10. ADJOURNMENT

Next Regular Meeting; TUESDAY, DECEMBER 6, 2022 at 7:00 PM
Agenda information is also available at www.townofcortlandt.com