



TOWN OF CORTLANDT PLANNING BOARD

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You are invited to a Zoom webinar.
When: May 2, 2023 06:30 PM Eastern Time (US and Canada)
Topic: 2023 May 2 Planning Board Meeting

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/83740306330?pwd=WTRibGVONHFTZE1UbjkwNTY5YUJkUT09>

Passcode: 817655

Or One tap mobile:

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WORK SESSION.....MAY 2, 2023 6:00 PM

1. Discuss May 2, 2023 Regular Planning Board Meeting Agenda.

**MEETING AGENDA.....PLANNING BOARD
TOWN OF CORTLANDT
6:30 TUESDAY EVENING
MAY 2, 2023**

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 APRIL 4, 2023**

5. CORRESPONDENCE

- PB 2022-3** a. Letter dated April 14, 2023 from Keith Staudohar requesting the 1st, 90-day time extension of Final Plat approval for the Connolly Subdivision located on Sycamore Court.
- PB 2020-6** b. Letter dated March 29, 2023 and a revised plan dated March 1, 2023 prepared by Ralph G. Mastromonaco, P.E. and elevation and floor plan drawings dated April 27, 2023 prepared by Joseph G. Thompson requesting Amended Site Plan approval for proposed modifications to the approved Sinclair Gas Station/Convenience store located on Route 6 (Cortlandt Boulevard).
- PB 2018-5** c. Letter dated April 17, 2003 from Heike Schneider, R.A. requesting Amended Site Plan approval for approximately 300 sq. ft. of outdoor storage racks located at the rear of the existing Ace Hardware Store located at 3120 Lexington Ave.
- d. Approve a change to the schedule of upcoming Planning Board meetings.

6. OLD 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 5-story, 93-room hotel for property located at 2054 East Main Street (Cortlandt Boulevard). Drawings latest revised April 26, 2023. (see prior PB 24-06)
- PB 1-16** b. Application of Pomona Development, LLC for Preliminary Plat approval and for Steep Slope, Wetland and Tree Removal permits for a proposed 3-lot major subdivision of an approximately 16.78-acre parcel of property located on the south side of Revolutionary Road, 500 feet south of Eton Lane. Drawings latest revised April 26, 2023 (see prior PB 4-02)
- PB 6-15** c. 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 revised April 25, 2023

7. ADJOURNMENT

Next Regular Meeting; TUESDAY, JUNE 6, 2023 at 6:30 PM
Agenda information is also available at www.townofcortlandt.com