



TOWN OF CORTLANDT ZONING BOARD OF APPEALS

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Town Supervisor

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AGENDA.....

ZONING BOARD OF APPEALS
Town Hall - 1 Heady Street
Cortlandt Manor, NY

Regular Meeting – Wednesday, Nov. 18, 2015 at 7:00 PM

Work Session – Monday, Nov. 16, 2015 at 7:00 PM

1. PLEDGE TO THE FLAG AND ROLL CALL.
2. ADOPTION OF MEETING MINUTES FOR OCT. 21, 2015

3. ADJOURNED PUBLIC HEARINGS:

- A. **CASE NO. 2015-10 New York SMSA Limited Partnership d/b/a Verizon Wireless** for a Special Use Permit for the installation of a wireless telecommunications facility consisting of a 140 foot monopole with antennas for both Verizon Wireless and the Mohegan Fire Department, together with related equipment at the base thereof in an approximately 1,500 square foot fenced equipment compound, an Area Variance for the side yard setback; an Area Variance for the minimum landscape coverage on property located at **260 Croton Ave., Cortlandt Manor.**
- B. **CASE NO. 2015-17 ASF Construction & Excavation Corp.** for an Interpretation that the applicant is a Specialty Trade Contractor as defined by the Town Code Chapter 307-4 Definitions so they can submit a Special Permit Application to the Planning Board on property located at **37 Roa Hook Rd., Cortlandt Manor.**
- C. **CASE NO. 2015-20 Emily Fehlbaum** for an Area Variance for an Accessory Structure, a 12' x 24' garage, in the front yard on property located at **100 Laurel Rd., Croton-on-Hudson.**

Over...

4. ADJOURNED PUBLIC HEARINGS TO DEC.:

- A. CASE NO. 2015-23 Acadia Cortlandt Crossing, LLC** for Area Variances for the Minimum Buffer Requirement along a residential district boundary and the Minimum Landscape Coverage requirement, and a Variance from the required number of parking spaces on property located at **3144 E Main St. (Cortlandt Boulevard), Mohegan Lake, NY.**
- B. CASE NO. 2015-25 Demetri Vourliotis Living Trust** for an Area Variances for the rear and side yard setbacks for an existing shed on property located at **194 Cortlandt St., Croton-on-Hudson, NY.**

5. NEW PUBLIC HEARINGS:

- A. CASE NO. 2015-30 Steven Cohn** for an Area Variance for the side yard setback for a proposed greenhouse on property located at **22 Cross Rd. Cortlandt Manor, NY.**
- B. CASE NO. 2015-31 Building Permit Services on behalf of the Estate of Lillian Cotter** for an Area Variance for the side yard setback for an existing screened porch on property located at **147 Cortlandt St., Croton-on-Hudson, NY.**
- C. CASE NO. 2015-32 Robert & Lindea Whalen** for an Accessory Apartment Special Permit on property located at **17 Dream Lake Rd. Croton-on-Hudson, NY.**

NEXT REGULAR MEETING

WEDNESDAY, DEC. 16, 2015