

## TOWN OF YORKTOWN PLANNING BOARD

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Albert. A. Capellini Community and Cultural Center, 1974 Commerce Street, Yorktown Heights, New York 10598, Phone: (914) 962-6565, Fax: (914) 962-3986

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### PUBLIC MEETING AGENDA YORKTOWN TOWN HALL BOARD ROOM 363 Underhill Avenue, Yorktown Heights, NY 10598

March 14, 2022  
7:00 PM

1. Correspondence
2. Meeting Minutes – February 28, 2022

### REGULAR SESSION

3. Well Fargo Lighting Plan

**Decision Statement**

*Location:* 37-14-2-59; 1937 Commerce Street, Yorktown Heights

*Contact:* Natalie Sell, Bureau Veritas

*Description:* Proposed lighting upgrade for existing site.

4. 650 Pines Bridge Road

**Decision Statement**

*Location:* 70.10-1-29; 650 Pines Bridge Road

*Contact:* Alex Cochran

*Description:* Proposed 3 lot subdivision on 8.06 acres in the R1-80 zone with one existing residence.

5. Ryder Subdivision

**Public Informational Hearing**

*Location:* 48.06-1-12; 532 Underhill Avenue

*Contact:* Site Design Consultants

*Description:* Proposed 2 lot subdivision on 6.086 acres in the R1-20 zone.

### WORK SESSION

6. Grishaj Major Subdivision

**Discussion Subdivision**

*Location:* 16.17-2-77; 3319 Stony Street

*Contact:* Site Design Consultants

*Description:* Proposed 10 lot subdivision on 8 acres in the R1-20 zone. Plan proposes to connect to High Point Drive and South Shelley Street.

7. Granite Knolls Park Solar Project

**Discussion Site Plan & Special Permit**

*Location:* 26.09-1-22; 2975 Stony Street

*Contact:* HESP Solar LLC and Bergmann PC

*Description:* Proposed 1.3 MW-AC community solar project including ground mounted solar panels, solar carport system, and battery storage system at Granite Knolls Sports Complex.

**8. Zoning Board of Appeals Referral**

**Slice Pizza ZBA #12/22**

*Location:* 26.18-1-18; 3224 Crompond Road

*Contact:* Michael Grace, Esq.

*Description:* Proposed sign that is 37.675 square feet where 25 square feet is allowed.

**9. Town Board Referral**

**Gas Station Special Use Permit**

*Location:* 16.07-1-6; 930 East Main Street, Mohegan Lake

*Contact:* Island Pump & Tank Corp.

*Description:* Proposed update of existing gas station branding/signage.

**10. Town Board Referral**

**Gas Station Special Use Permit**

*Location:* 36.06-1-25; 3451 Crompond Road

*Contact:* Vincent Franceschelli

*Description:* Proposed remodel of existing station and convenience store.

**11. Town Board Referral**

**Community Choice Aggregation (Energy) Program**

Proposed new Town Code Chapter 302 establishing a Community Choice Aggregation Program.

**Last revised: March 11, 2022**