

June 10, 2022

**By Email**

Supervisor Matthew J. Slater,  
Members of the Yorktown Town Board  
Town of Yorktown  
363 Underhill Avenue  
Yorktown Heights, NY 10598

***Re: Guiding Eyes for the Blind's Petition for  
Amendment of Zoning Code for Property at  
3241 Crompond Road, Yorktown, New York, SBL 68.06- 4- 39.42***

Dear Supervisor Slater and Members of the Town Board:

As you know, our firm represents Guiding Eyes for the Blind (“Guiding Eyes” or “Petitioner”), the contract vendee for the above referenced property, located at 3241 Crompond Road, Yorktown, New York (the “Property”). Petitioner submits this letter in connection with its proposal to amend the Town of Yorktown’s (the “Town”) Zoning Code (the “Zoning Code”) to permit the Petitioner to redevelop the Property to accommodate its program and facilitate a new kennel facility for Guiding Eyes dogs. We are pleased to present your Board with the enclosed Verified Petition for a Zoning Text Amendment (“Petition”), and associated application materials. We respectfully request that this Petition be placed on your Board’s next available agenda to commence the review process.

As set forth in more detail in the Petition, Guiding Eyes intends to amend the Zoning Code to incorporate “Non-Commercial Kennel” as an enumerated permitted principal or special permit use within the Town’s Planned Interchange Zoning (the “IN District”) in which the Property is located. We submit that the proposed rezoning and redevelopment would be fully consistent with the 2010 Yorktown Comprehensive Plan. Specifically, the Project would provide an easily accessible use and orderly development of the Property. In addition, Petitioner expects the final design, which will be forthcoming during the review process, to be similar in design,

colors and materials to other examples of Guiding Eyes' buildings, as demonstrated in our attached materials.

In connection with Guiding Eyes' Petition, enclosed please find the following materials:

- (i) Verified Petition, dated June 10, 2022.
- (ii) Conceptual Site Plan, dated May 10, 2022, prepared by Site Design Consultants.
- (iii) Short Part I Environmental Assessment Form, dated June 3, 2022, prepared by Site Design Consultants.
- (iv) Photos of other Guiding Eyes buildings.

We look forward to appearing before the Town Board to commence the formal review process and to bringing this exciting Project to the Town. If you have any questions or require further information, do not hesitate to contact us. Thank you for your attention to this matter.

Respectfully Submitted,

ZARIN & STEINMETZ

By: David S. Steinmetz (DGA)  
David S. Steinmetz  
Dominique G. Albano

Encls.

Cc: John Tegeder, AICP  
Joseph Riina, P.E.  
Bill Ma  
Temple Israel  
Diana L. Quast, Town Clerk  
Adam Rodriguez, Esq., Town Attorney

## **Photos of other Guiding Eyes buildings**



361 Rt 164, Patterson, NY - Kennel



361 Rt 164, Patterson, NY - Kennel



361 Rt 164, Patterson, NY - Kennel



611 Granite Springs Rd, Yorktown Heights, NY - Carriage House



1961 Commerce Street, Yorktown Heights, NY – Outreach Center