

PLANNING BOARD MEETING AGENDA
Thursday, April 26, 2012
Pound Ridge Town House 7:30 p.m.

Adoption of Minutes from the meeting of March 22, 2012

Adoption of Minutes from the meeting of April 12, 2012

Goldblum, 20 Miller Road, Block 9318, Lot 1.33. Review and ratification of Resolution of Approval for residential site plan to construct an inground pool and spa and associated patio, walks, retaining wall and sitting wall that would exceed the maximum lot coverage threshold for an R-3A zoning district. The property consists of 4.552 acres.

Previous meeting dates: 02/23/12, 03/22/12

Board walked property: 03/03/12

US Summit/Eastwoods, LLC (Pound Ridge Golf Club). Request for \$25,000 reduction of construction bond currently held by the Town in the amount of \$50,000, as recommended by the NYS DOT. The Town will continue to hold \$25,000 to insure completion of the drainage work.

London, 82 Pound Ridge Road, Block 9452, Lot 80. Review and ratification of Resolution of Approval for preliminary and final approval for a two lot subdivision of a 14.053 acre property. Lot 80.2 will consist of 5.078 acres and contain an existing cottage. Lot 80.1 will consist of 8.975 acres and contain an existing residence and cottage. Further development of the property is not proposed. The property is in an R-3A zoning district.

Previous meeting dates: Informal hearings: 09/22/11, 11/17/11; Formal hearings: 02/23/12, 03/22/12

Public hearing opened and closed: 03/22/12

Board walked property: 10/01/11

Cordiano, 21 Waterbury Way, Block 9317, Lot 17.2. Application for residential site plan review to construct a cabana/poolhouse on the property that would exceed the maximum building and lot coverage thresholds for an R-3A zoning district. The property consists of 5.75 acres.

Previous meeting dates: 03/22/12

Board walked property: 04/12/12

Rooney, 234 Westchester Ave., Block 9818, Lot 19.1. Application for residential site plan review as required by Section 113-43 of the Pound Ridge Zoning Code pertaining to the LNG zoning district to construct a proposed addition to an existing barn, proposed underground storage area with connection to barn addition and driveway improvements. The property consists of 2.353 acres.

Previous meeting dates: 03/22/12

Board walked property: 04/12/12

ZBA granted 23' rear variance for barn addition: 02/15/12

Vogelstein, 227 Honey Hollow Road, Block 10526, Lots 4.9 and 7. Application for a proposed lot line change of 51.1 acres reconfigured to create Block 10526, Lot 4.9-1 that would consist of 33.8 acres and Lot 4.9-2 that would consist of 17.3 acres located in the R-3A zoning district. The application involves improvement to the existing driveway from Honey Hollow Road and stormwater improvements to provide access to the existing dwelling. The project will not create new building lots.

Previous meeting dates: Informal hearing: 02/23/12

Board walked property: 03/03/12

Informal Hearings:

Kassis, 496 Long Ridge Rd., Block 9031, Lot 172. Discussion concerning location of proposed pool.

Previous meeting dates: 03/22/12 (informal)

Board walked property: 04/12/12

Resnick, 270 Stone Hill Road, Block 9816, Lot 76. Discussion of new plans to construct an attached 3-car garage.

Previous approvals: 2/24/05 for pool cabana & extended porch; 01/23/06 amended to convert 2-car garage into playroom