

**MT. KISCO ZONING BOARD OF APPEALS  
AGENDA**

**Tuesday, February 20, 2024  
Regular Meeting 7:00 PM**

Join Zoom:

<https://us02web.zoom.us/j/89630986462>

1-646-558-8656, Meeting ID: 896 3098 6462

**Minutes:**

1. January 18, 2022
2. December 19, 2023

**New Cases:**

- 1. Signart Graphix** **ZBA# 24-1**  
**333 N Bedford Road**  
**(SBL 69.50-2-1)**  
**Signage**
  - *Request to adjourn to March 19, 2024*
- 2. Michael Piccirillo Architecture, PLLC** **ZBA# 24-2**  
**103 Grove Street**  
**Mount Kisco, NY 10549**  
**(SBL 80.25-4-6) *Received in January 2024 Packet***  
**Area**
  - *Notice of Denial*
  - *Copy of Building Permit Application*
  - *Intent to Appeal to Denial*
  - *ZBA Application*
  - *Statement of Principal Points*
  - *Affidavit of Mailing*
  - *Public Notice*
  - *Full List of Names and Addresses*
  - *Tax Parcel Map*
  - *Affidavit of Publication*
  - *Affidavit of Posting*
  - *Deed*
  - *Dwelling Supporting Documentation*
  - *As-built Survey prepared by Aristotle Bournazos, PC, updated February 21, 2017*
  - *Garage Plans prepared by Michael Piccirillo Architecture, revised November 1, 2023 (3 Sheets)*
  - *Site Photos prepared by Michael Piccirillo Architecture, dated December 22, 2023*
- 3. VKS Architects** **ZBA# 24-3**  
**346-348 Spring Street**  
**Mount Kisco, NY 10549**  
**(SBL 80.64-2-4) *Received in January 2024 Packet***  
**Area**
  - *Notice of Denial*
  - *Copy of Building Permit Application*
  - *Intent to Appeal to Denial*
  - *ZBA Application*
  - *Statement of Principal Points*
  - *Affidavit of Mailing*
  - *Public Notice*
  - *Full List of Names and Addresses*
  - *Tax Parcel Map*
  - *Affidavit of Publication*
  - *Affidavit of Posting*
  - *Garage Plans prepared by VKS Architects, revised November 24, 2023 (2 Sheets)*
- 4. Walter Soto** **ZBA# 24-4**  
**785 Main Street**  
**Mount Kisco, NY 10549**  
**(SBL 80.80-1-3)**  
**Area**
  - *Zarin & Steinmetz Submission Packet, dated January 20, 2024*
  - *Affidavit of Mailing*
  - *Full List of Names and Addresses*
  - *Public Notice*
  - *Affidavit of Publication*
  - *Affidavit of Posting*

- *Copy of Deed*
- *Addition Plans prepared by DeMasi Architects, P.C., dated December 18, 2023 (3 Sheets)*

**5. Tina Arcuri – Coastal Sign Services, Inc.  
325 N. Bedford Road  
Mount Kisco, NY 10549  
(SBL 69.51-1-2)**

**ZBA# 24-5  
Signage**

- *Notice of Denial*
- *Intent to Appeal to Denial*
- *ZBA Application*
- *Statement of Principal Points*
- *Affidavit of Mailing (pending)*
- *Public Notice*
- *Full List of Names and Addresses*
- *Tax Parcel Map*
- *Affidavit of Publication (pending)*
- *Affidavit of Posting*
- *Copy of Deed*
- *Sign Design prepared by Pattison Sign Group, dated December 23, 2021*

**6. North Bedford Energy Storage 1, LLC  
333 N. Bedford Road  
Mount Kisco, NY 10549  
(SBL 69.50-2-1)**

**ZBA# 24-6  
Area**

- *Memorandum from Snyder & Snyder, LLP, dated January 25, 2024*
- *Request for Official Determination, dated December 27, 2023*
- *Intent to Appeal Determination*
- *ZBA Application*
- *Short EAF*
- *Affidavit of Mailing*
- *Copy of Public Notice*
- *List of Names and Addresses/Tax Parcel Map*
- *Affidavit of Publication*
- *Affidavit of Posting*
- *Copy of Deed*
- *Proposed Battery Storage Facility Plans, prepared by Creighton Manning, dated January 26, 2024 (7 Sheets)*

**Returning Cases:**

**3. Jamie Scoli  
Hickory Lane  
Mount Kisco, NY 10549  
(SBL 69.75-1-4)**

**ZBA# 23-2  
Area**

- *Request to adjourn to March 19, 2024*

**4. Lisa Mitchell & Alex Smoller (1 Leonard Street)  
2 ½ Leonard Street  
Mount Kisco, NY 10549  
(SBL 80.26-1-18)**

**ZBA# 21-21  
Interpretation**

- *Request to adjourn to March 19, 2024*