

MOUNT KISCO PLANNING BOARD
Agenda
Tuesday April 8, 2014
7:30 PM

Minutes

March 11, 2014
March 25, 2014

Formal Application

**a. Morgan Subdivision - 21-27 Ward Avenue
PB2010-13, 80.26-1-5 (SBL)**

Lot Line Change and Road Improvement Plan

- *Draft Resolution, dated April 8, 2014*
- *Letter from Keane Coppelman Gregory Engineers, dated March 17, 2014*
- *Short EAF, dated March 17, 2014*
- *Stormwater Runoff Analysis, prepared by Keane Coppelman Gregory Engineers, dated March 17, 2014*
- *Plans prepared by Keane Coppelman Gregory Engineers (6 Sheets), last revised March 17, 2014*
- *Merger Survey Plat, prepared by H. Stanley Johnson and Company, last revised March 13, 2014*

**b. Westchester Foundation for the Disabled – 135 Radio Circle
PB2014-0262, 80.63-1-1.2 (SBL)**

Change of Use and Amended Site Plan

- *Memorandum from Robert Melillo, dated April 1, 2014*
- *Memorandum from Anthony Oliveri, PE, dated April 3, 2014*
- *Memorandum from Jan Johannessen, AICP, dated April 2, 2014*
- *Letter from Insite Engineering, dated March 19, 2014*
- *Formal Application (Site Plan and Change of Use)*
- *Short EAF, dated March 19, 2014*
- *“Site Plan,” prepared by Insite Engineering, dated March 18, 2014*
- *Floor plans (4 Sheets), prepared by James Luckner, PE, dated March 19, 2014*
- *Site Plan of Record*

**c. Flywheel – 145 Kisco Avenue
69.65-2-1 (SBL)
Request to Amend Change of Use Permit**

- *Change of Use Permit Resolution, dated October 24, 2013*
- *Letter from Zarin and Steinmetz, dated March 31, 2014*
- *Memorandum from Philip Habib & Associates, dated March 28, 2014*
- *Memorandum from Philip Habib & Associates, dated February 28, 2014*
- *Parking Study, prepared by Maser Consulting, dated November 20, 2013, revised/supplemented on February 7, 2014 and March 18, 2014*

**d. Oriental Foot Reflexology – 153 Main Street
PB2014-0261, 80.25-3-30 (SBL)
Change of Use**

- *Memorandum from Robert Melillo, dated April 2, 2014*
- *Memorandum from Anthony Oliveri, PE, dated April 3, 2014*
- *Memorandum from Jan Johannessen, AICP, dated April 2, 2014*
- *Formal Application (Site Plan and Change of Use)*
- *Plans prepared by Franz & Franze Architecture (2 Sheets), last revised March 18, 2014*

Conceptual Application

**e. Three Boys Hot Bagel, Inc. (aka Sinapi Hot Bagel) – 222 Main Street
PB2013-0257, 80.33-1-13 (SBL)
Change of Use**

**f. Jersey Mike's Subs – 23 South Moger Avenue
PB2014-0263, 69.81-6-14 (SBL)
Change of Use**

- *Memorandum from Robert Melillo, dated March 19, 2014*
- *Application for Conceptual Review (Change of Use)*
- *Sample Menu*
- *Location Map*
- *Floor plan, prepared by The Dietz Partnership Architects, dated March 12, 2014*

Correspondence

- g.** Letter from the Planning Board to the Village Board of Trustees, regarding proposed zoning text amendments, dated March 28, 2014
- h.** CAC comments on The Hearth at Mount Kisco (not dated)

- i. Beautification Committee Minutes, dated March 5, 2014
- j. Letter from Anthony J. Monteleone, dated March 25, 2014, regarding Boys and Gils Club
- k. Letter from the NYCDEP, dated March 14, 2014, regarding Suburban Floors SWPPP