

# **TOWN OF MOUNT PLEASANT**

## **PLANNING BOARD AGENDA**

**AUGUST 18, 2025, 7:30 PM**

### **BUSINESS ITEMS**

Acceptance of minutes drafted from the 7-21-2025 and 8-7-2025 Planning Board meeting.

Kingsview Acres Subdivision - Request for a 180-Day Extension on Final Subdivision Approval of Kingsview Acres, three applications Subdivision # 14-03, Site Plan # 14-07, Steep Slope #14-07 for the 12-Lot single-family homes Cluster Subdivision. Linda Ave. and Florence Ave, Thornwood 106.19-1-44 & 46, DCS Home Builders; LLC

145 Pythian Ave, Legalization of an existing accessory apartment in walkout basement.

### **CONTINUING APPLICATIONS**

- 1. Proposed: 45 Columbia Avenue Proposed demolition of the existing structure and the construction of a new eight-unit apartment building, with rooftop amenities**

**Application:** Site Plan # SP 24-5

**Location:** 45 Columbia Avenue, Thornwood

**Section/Block/Lot:** 106.8-1-29

**Zone:** TH - Thornwood Hamlet Zone

**Owner:** Ding & Dong Properties, LLC

**Applicant/Architect:** Adra Mounier, Lighthouse, LLC

**Engineer:** Gregory Caccioppoli, PE

### **NEW APPLICATIONS**

- 2. Proposed: 50 Deerfield Lane S, Installation of a 35ft x 24ft pool with patio in the rear yard. Adjacent patio intrudes into the wetland buffer of the drainage ways.**

**Application:** Wetland # W25-04

**Location:** 50 Deerfield Lane South, Pleasantville

**Section/Block/Lot:** 107.5-1-5

**Zone:** R-40

**Owner:** Gerard Selvaggio

**Applicant&Engineer:** Daniel Sherman