

TOWN OF MOUNT PLEASANT

PLANNING BOARD AGENDA SEPTEMBER 5, 2024, 7:30 PM

BUSINESS ITEMS

Request for a 180-day extension of resolution of approval for Subdivision application # SD 21-03, one lot with existing single-family residence to be subdivided into two lots for the purpose of constructing another single family dwelling. 25 Meadowbrook Road, Pleasantville, 106.12-2-32, James Earle

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

Acceptance of minutes drafted from the 8-19-2024 Planning Board meeting

NEW PUBLIC HEARINGS

- 1. Proposed: 12 Reeback - Special Use approval for existing accessory apartment in lower level of home to be transferred to new owner**

Application: Accessory Apartment # PAA 24-01
Location: 12 Reeback Drive, Valhalla
Section/Block/Lot: 113.5-2-32
Zone: R-40
Owner: Daniel and Allison Puccarrelli
Applicant and Attorney: Robert Forte
- 2. Proposed: 420 Nannyhagen Road - Proposed one lot into two lot subdivision for the purpose of developing a new single-family dwelling.**

Application: Subdivision # PSD 24-1
Location: 420 Nannyhagen Road, Thornwood
Section/Block/Lot: 107.17-2-16
Zone: R-40
Owner& Applicant: Nannyhagen 420; LLC
Architect: Spearman Architectural Design, PC
Attorney: Philip Grimaldi
- 3. Proposed: Brighton Ave and Bradhurst Ave development of vacant parcels for the construction of an approximate 3,000 Sq.Ft. business office with storage barn. Additional improvements include driveway, parking area, stormwater**

mitigation facilities, landscaping and screened areas. Development of the residential lot is not proposed as part of this application.

Application: Site Plan# SP 23-07
Subdivision # SD 23-04
Steep Slopes # SS 23-13

Location: Vacant Parcel on Brighton and Bradhurst Ave, Hawthorne

Section/Block/Lot: 112.9-1-2&3

Zone: C-NR & R-10

Owner& Applicant: Brighton Ave. Properties, LLC

Engineer & Architect: KSCJ Consulting