

**VILLAGE OF TARRYTOWN  
PLANNING BOARD AGENDA  
MONDAY, JULY 27, 2020  
VIA ZOOM VIDEO CONFERENCE  
7:00 p.m. - Regular Meeting**

Location: Zoom Video Conference – For instructions to watch and participate visit  
<https://www.tarrytowngov.com/home/events/26344>

**Public Written Comment** will be received in advance of the meeting, no later than 12 noon on Friday, July 24, 2020, by emailing [imeszaros@tarrytowngov.com](mailto:imeszaros@tarrytowngov.com) or by regular mail to: Village of Tarrytown, Planning Department, 1 Depot Plaza, Tarrytown, NY 10591. **Document** requests relating to applications will be provided in advance of the meeting by emailing [imeszaros@tarrytowngov.com](mailto:imeszaros@tarrytowngov.com) or by calling 914-631-1487.

**UPDATED AGENDA**

**APPROVAL OF MINUTES – June 22, 2020**

**CONTINUATION OF PUBLIC HEARING**

Wilder Balter Partners, Inc. (contract vendee)  
62 Main Street – YMCA

Referral by Board of Trustees for review and recommendation of a Zoning Petition for the proposed Family YMCA of Tarrytown redevelopment project to create a “Senior-Community Floating/ Overlay District” to allow for the development of an affordable, mixed income, senior/multi-family building and for site plan approval pending the adoption of the proposed district.

**ADJOURNED**  
(pending BOT determination)

Lexington 202 Group, LLC  
29 South Depot Plaza

Re-referral by Board of Trustees for review and recommendation of a petition for zone changes to allow for 88 residential units above a self-storage facility with parking.

**ADJOURNED**

Peter Bartolacci  
67 Miller Avenue

Removal of railroad tie wall, construction of retaining walls and landscaping of rear yard.

Artis Senior Living, LLC  
153 White Plains Road

Construction of a 64 Bed Alzheimer/Dementia Care Facility.

Theodora Pouloutides  
59 N. Washington Street

Approval to permit a fifth dwelling unit in the basement.

AGENDA CONTINUED ON NEXT PAGE

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**CONTINUATION OF PUBLIC HEARING (continued)**

The Hebrew Congregation of North Tarrytown and Tarrytown  
a/k/a Temple Beth Abraham  
25 Leroy Avenue  
Construction of a 4,895 +/- s.f. two-story addition with renovations  
to the existing building and other related site improvements

Paul and Maria Birgy  
740 South Broadway  
Conversion of a designated village Historic Landmark from a one  
family dwelling into two dwelling units.

**NEW PUBLIC HEARING**

Sunrise Development, Inc. (Contract Vendee)  
99 White Plains Road  
Referral by Board of Trustees for review and recommendation of a  
Zoning Petition to permit "Service Enriched Assisted Living Housing"  
and for site plan approval for 85 units of Service Enriched Assisted  
Living/Memory Care Housing pending the adoption of the zoning by  
the Board of Trustees.

**PRELIMINARY PRESENTATION**

39-51 North Broadway Associates  
39-51 North Broadway  
Referral by Board of Trustees for review and recommendation of a  
Zoning Petition to allow for the development of a mixed-use project in  
the RR zone and for site plan approval for 80 residential units with retail  
and off-street parking pending adoption of the zoning by the Board of Trustees.