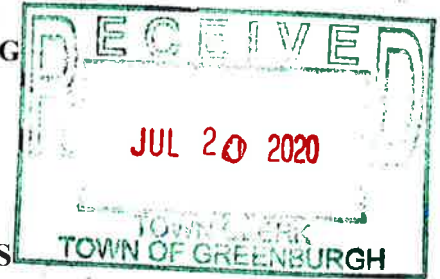




**TOWN of GREENBURGH
ZONING BOARD OF APPEALS
GREENBURGH TOWN HALL
MEETING RESULTS
THURSDAY, 23, 2020 MEETING**

Eve Bunting-Smith,
Acting Chairperson



**MEETING RESULTS
July 16, 2020**

The Hearing of the Zoning Board of Appeals (ZBA) of the Town of Greenburgh was held on July 16, 2020, via the Zoom. Acting Chairperson Bunting-Smith called the meeting to order at 2:00 P.M.

Members Present: Acting Chairperson Eve Bunting-Smith, William Bland, Barbara Brenner (alternate), Louis Crichlow, Kristi Knecht

Absent: Rohan Harrison, Bill Losapio

Staff: Ed Lieberman Esq., Deputy Town Attorney
Carole Walker, Secretary to the Zoning Board of Appeals
Anthony Zacarolli, Deputy Building Inspector

1. **ZBA Case No. 20-12 – Maserati/Alfa Romeo of Greenburgh**, for property located at 500 Tarrytown Road, (P.O. White Plains, N.Y.). Applicant is applying for variances from Section 240-3(D)(7)(6) of the Sign & Illumination Law to increase the height of a yard sign from 20 sq. ft. (permitted) to 43.3 sq. ft. (proposed); from Section 240-3(A)(4)(b) to reduce the setback from Tarrytown Road to the property line for a sign without 5 ft. clearance from the bottom of the sign to grade from 20 ft. (required) to 0 ft. (proposed); and from Section 240-3(A)(4)(b) to reduce the setback from Yellowstone Avenue to the property line for a sign without 5 ft. clearance from the bottom of the sign to grade from 20 ft. (required) to 0 ft. (proposed), in order to install a wall sign and yard sign. The property is located in a PD-Planned Development District and is designated on the Town Tax Map as Parcel ID: 7.410-236-1.

On a motion of Ms. Brennan, seconded by Louis Crichlow, the Zoning Board of Appeals voted to GRANT the requested variances. Voting was as follows: Chairperson Bunting-Smith: AYE, Ms. Brennan: AYE, Mr. Bland: AYE, Mr. Crichlow: AYE, Ms. Knecht: AYE

2. **ZBA Case No. 20-13 - Alban Drelvukaj**, for property located 6 Farm Way Drive, (P.O. Ardsley, N.Y.). The applicant is requesting an area variance from 285-10(B)(3)(d) of the Zoning Ordinance increase the maximum impervious surface from 21.75 % (permitted), 27.96 % (existing) to 24 % (proposed) in order to legalize the impervious surface coverage. The property is located in an R-40 One-Family Residential District and is designated on the Town Tax Map as Parcel ID: 8.430-308-3.4

ZBA Case No. 20-13 has been adjourned to August 13, 2020

3. **ZBA Case No. 2-14** - **Lightbridge Academy**, *for property located 539 Central Park Avenue South, (P.O. Scarsdale, N.Y.)* Applicant is requesting area variances from Section 285 Attachment I of the Zoning Ordinance to reduce the total number of off-street parking spaces from 69 (required) to 45 ft. (proposed); and from Section 285-29.1(C)(3) to decrease the minimum distance from the off-street parking to the principal building from 10 ft. (required) to 0 ft. (proposed), in order to permit a daycare facility. The property is located in a CA-Mixed Use Impact District and is designated on the Town Tax Map as Parcel ID: 8.410-2988-6

ZBA Case No. 20-14 has been adjourned to August 13, 2020

Respectfully Submitted



Carole Walker
Secretary to the Zoning Board of Appeals