



VILLAGE OF SCARSDALE

DECISIONS
BOARD OF APPEALS MEETING
January 13, 2021
7:00 PM

<u>APPLICANT</u>	<u>ACTION</u>	<u>VOTE</u>
1. Cloudstone Consulting LLC 28 Garden Road Special Use Permit Swimming Pool	<u>Held Over</u>	<u>5 – 0</u>
2. EJK 4 Kingston LLC 4 Kingston Road Special Use Permit Swimming Pool	<u>Held Over</u>	<u>5 – 0</u>
3. Butler Estates LLC 12 Butler Road Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>
4. Suhail Shaikh 70 Griffen Avenue Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>
5. Bruce and Arlene Mitchell 172 Rock Creek Lane Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>
6. 35 Brookby Holding LLC 33 Brookby Road Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>
7. 35 Brookby Holding LLC 35 Brookby Road Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>

8. Kenneth and Jodi Meyerson 5 Hanover Road Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>
9. James Lee and Renee Youn 76 Cushman Road Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>
10. Matthew Miller and Kimberley Harris 19 Drake Road Special Use Permit Swimming Pool	<u>Held Over</u>	<u>5 – 0</u>
11. Raj Mirchandani, contract vendee 7 Shaw Road Special Use Permit Tennis Court Variance – Generator in the Front Yard	<u>Approved</u> <u>Approved</u>	<u>5 – 0</u> <u>5 – 0</u>
12. Brian Bandsma and Moira Crouch 12 South Woods Road Special Use Permit Swimming Pool	<u>Held Over</u>	<u>5 – 0</u>
13. Joseph and Jocelyn Verdi 9 Birch Lane Special Use Permit Swimming Pool	<u>Approved</u>	<u>5 – 0</u>
14. Haicheng Ni 7 Church Lane Variances – Building coverage, lot coverage, and FAR to build a two car garage	<u>Held Over</u>	<u>4 – 1</u>
15. 125 Cushman Lots LLC 125 Cushman Road Special Use Permit Swimming Pool	<u>Approved</u>	<u>4 – 1</u>
16. Peter and Atara Stahl 46 Meadow Road Special Use Permit Swimming Pool (Spa)	<u>Held Over</u>	<u>5 – 0</u>

17. 3 Meadow Road LLC
3 Meadow Road
Special Use Permit
Swimming Pool

Approved

5 – 0

18. Joshua Osher and Brooke Halpern
5 Butler Road
Special Use Permit
Swimming Pool

Approved

5 – 0



Greg Cutler, AICP, Village Planner
1/14/2021



VILLAGE OF SCARSDALE

LEGAL NOTICE PUBLIC HEARING BOARD OF APPEALS VILLAGE OF SCARSDALE

NOTICE IS HEREBY GIVEN that a Public Hearing will be held by remotely by the Board of Appeals of the Village of Scarsdale via Zoom videoconference, pursuant to Executive Order 202, on **Wednesday, January 13, 2021** at 7:00 p.m. at which time the Board of Appeals will consider the following:

1. The application of Cloudstone Consulting LLC for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 28 Garden Road, identified on the Village tax map as Sec. 16, Blk. 1, Lot 21A2.
2. The application of EJK 4 Kingston LLC for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 4 Kingston Road, identified on the Village tax map as Sec. 5, Blk. 8, Lot 17.
3. The application of Butler Estates LLC for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 12 Butler Road, identified on the Village tax map as Sec. 4, Blk. 1, Lot 400.
4. The application of Suhail Shaikh for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 70 Griffen Avenue, identified on the Village tax map as Sec. 24, Blk. 1, Lot 22.
5. The application of Bruce and Arlene Mitchell for Variances and a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 172 Rock Creek Lane, identified on the Village tax map as Sec. 19 Blk. 2 Lot 398.
6. The application of 35 Brookby Holding LLC for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 33 Brookby Road, identified on the Village tax map as Sec. 18 Blk. 1 Lot 46E.
7. The application of 35 Brookby Holding LLC for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 35 Brookby Road, identified on the Village tax map as Sec. 18 Blk. 1 Lot 46F.
8. The application of Kenneth and Jodi Meyerson for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 5 Hanover Road, identified on the Village tax map as Sec. 17 Blk. 1 Lot 248.

9. The application of James Lee and Renee Youn for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 76 Cushman Road, identified on the Village tax map as Sec. 17 Blk. 1 Lot 9C.
10. The application of Matthew Miller and Kimberley Harris for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 19 Drake Road, identified on the Village tax map as Sec. 13 Blk. 1 Lot 17.
11. The application of Raj Mirchandani, contract vendee, for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, for an existing tennis court and for a Variance from Chapter 310-7 for an existing generator located in the front yard at 7 Shaw Road, identified on the Village tax map as Sec. 13 Blk. 1 Lot 9.
12. The application of Brian Bandsma and Moira Crouch for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 12 South Woods Road, identified on the Village tax map as Sec. 12 Blk. 8 Lot 64.
13. The application of Joseph and Jocelyn Verdi for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 9 Birch Lane, identified on the Village tax map as Sec. 14 Blk. 6 Lot 37.
14. The application of Haicheng Ni for Variances from to Chapter 310-22 and 310-102 of the Village Code, to construct a two-car garage at 7 Church Lane, identified on the Village tax map as Sec. 2 Blk. 1 Lot 17.
15. The application of 125 Cushman Lots LLC for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 125 Cushman Road, identified on the Village tax map as Sec. 16 Blk. 4 Lot 6A1.
16. The application of Peter and Atara Stahl for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool (spa) at 46 Meadow Road, identified on the Village tax map as Sec. 23 Blk. 1 Lot 229.
17. The application of 3 Meadow Road LLC for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 3 Meadow Road, identified on the Village tax map as Sec. 23 Blk. 1 Lot 20.
18. The application of Joshua Osher and Brooke Halpern for a Special Use Permit, pursuant to Chapter 310-88 of the Village Code, to construct a swimming pool at 5 Butler Road, identified on the Village tax map as Sec. 4 Blk. 1 Lot 838.

Members of the public wishing to present comments may do so online by accessing the meeting at <https://zoom.us/j/91319832114> or by calling 1-929-436-2866 and entering the meeting ID: 913 1983 2114.

Copies of the above applications may be viewed by interested parties at this Dropbox link:
<https://www.dropbox.com/sh/lzbr52wcgbt49tx/AACZ3R42TkFjpHEuegOUsmSna?dl=0>
Please email planning@scarsdale.com or call 914-722-1131 with any comments or questions.

To receive meeting agendas by e-mail, visit www.scarsdale.com and click on “Notify Me” to subscribe.

By Order of the Board of Appeals, Scarsdale, New York, dated December 23, 2020.
Gregory Cutler, AICP, Village Planner.