



Village of Cold Spring - Planning Board

85 Main Street, Cold Spring, NY 10516
Tel: (845) 265-3611 Fax: (845) 265-1002
Web: www.coldspringny.gov

MEETING AGENDA Village Hall – 85 Main Street September 23, 2021 at 7:00PM

Via Videoconference per Chapter 417 of the NYS Laws of 2021

- 1.) Chair's remarks
- 2.) Approval of minutes
- 3.) Report of members
- 4.) Correspondence
- 5.) Public Hearing

PLEASE TAKE NOTICE that the Planning Board of the Village of Cold Spring will hold a public hearing on Thursday, September 23, 2021 at 7:00 p.m., or as soon thereafter as the matter may be heard on said date.

Due to public health and safety concerns related to the COVID-19 Pandemic, the Planning Board will NOT be meeting in person. In accordance with Chapter 417 of the NYS Laws of 2021 allowing public bodies (including local governing bodies) to once again hold meetings remotely so that government business can continue while keeping our communities safe, the September 23, 2021 Planning Board public hearing will be held remotely via video conferencing and telephone conference call. The public will have the opportunity to hear the meeting live and provide comments. The Planning Board meeting will commence at 7:00 pm and shall be conducted through a web-based video conferencing tool (and via telephone) that will allow the Planning Board members, staff, and the public to participate electronically and remotely. Please contact the Village Clerk, Jeff Vidakovich, at 845-265-3611 or vcscclerk@coldspringny.gov for specific instructions on how to join the meeting.

The Planning Board will consider the application by 40 Main Street CS LLC for change of permitted use. Per Chapter 134-9 of the Village Code, site plan approval for a change of permitted use from Retail to Retail/Office Space is required from the Planning Board in addition to a Parking Variance/Waiver as per Chapter 134 -18.

The Planning Board will consider all verbal and/or written statements from all persons interested in the proposed in the various manners described above. The Planning Board will also consider such further relief as it finds necessary. Copies of the application, Environmental Assessment Form, plans and any other information submitted in support of it are available via the Village's website, and by contacting the Village Clerk at the above telephone number or e-mail address.

Dated: September 10, 2021

BY ORDER OF THE PLANNING BOARD OF
THE VILLAGE OF COLD SPRING
MATTHEW FRANCISCO, CHAIRMAN

6.) New Business

Butterfield Realty, 10 Julia Lane, Cold Spring NY 10516 application for change of use for yet to be built Building 1 from Office to Senior Housing Condominium. Planning Board review required for revision to approved site plan.

7.) Public Comment

8.) Board Business

9.) Adjournment

The Public is invited to attend as follows:

To join via videoconference:

<https://zoom.us/j/98267742874?pwd=dzhKOEErL1BmdW0xSmZML09wUnZadz09>

To join via phone: 646-876-9923

Meeting ID: 982 6774 2874 Passcode: 010934

Note: All agenda items may not be called, or may not be called in order.