TOWN of GREENBURGH
Department of Community Development & Conservation

Paul Feiner
Supervisor

Garrett Duquesne, AICP
Commissioner
Aaron Schmidt
Deputy Commissioner

MEMORANDUM

TO: HON. SUPERVISOR AND MEMBERS OF THE TOWN BOARD
THRU: AARON SCHMIDT, DEPUTY COMMISSIONER, Department of CD & C
FROM: TOWN OF GREENBURGH PLANNING BOARD
DATE: June 20, 2019
RE: Case No. TB 19-09 Chapter 285 – Shared Parking Definition – Zoning Text Amendment (Planning Board Positive Recommendation)

On April 10, 2019, the Town of Greenburgh Town Board passed a resolution, pursuant to the requirements of Section 285-64 of the Zoning Ordinance, and referred a zoning text amendment to the Planning Board for its review and recommendation. The zoning text amendment, prepared by the Department of Community Development and Conservation, consists of a proposal to amend Section 285-38 of the Code of the Town of Greenburgh, entitled “Off-Street Parking, Loading and Landscaping Requirements,” with respect to structured parking and non-residential shared parking regulations, for the purposes of encouraging shared parking in the Town.

On May 1, 2019, the Planning Board, at its regularly scheduled work session, heard a presentation from Commissioner Duquesne, regarding the proposed zoning text amendment. Present at the meeting were Chairperson Walter Simon, Mr. Hugh Schwartz, Mr. Michael Golden, Ms. Kirit Desai, and Mr. Thomas Hay. Due to the lateness of the evening, Board members requested that this matter be discussed at a future work session. Chairperson Simon requested that Planning Board members email any comments directly to staff, ahead of the next Board meeting.

On June 5, 2019, the Planning Board, at its regularly scheduled work session, continued its discussion of the proposed zoning text amendment. Present at the meeting were Chairperson Walter Simon, Mr. Hugh Schwartz, Mr. Michael Golden, Ms. Kirit Desai, Mr. Thomas Hay, Ms. Viola Taliaferro, and Ms. Mona Fraitag (Alternate – Voting Member). Chairperson Simon indicated that Board member comments recently had been provided, and requested that staff circulate a revised local law, based on these comments, for discussion at the Board’s June 19, 2019 regularly scheduled meeting.

On June 19, 2019, the Planning Board, at its regularly scheduled work session, continued its discussion of the proposed zoning text amendment, and discussed a report and recommendation, related to the referral from the Town Board. Present at the meeting were Chairperson Walter Simon, Hugh Schwartz, Kirit Desai, Thomas Hay, Viola Taliaferro, and Mona Fraitag (Alternate – Voting Member).

1. On June 19, 2019, on a motion made by Chairperson Simon, and seconded by Ms. Taliaferro, the Planning Board unanimously voted to issue its report, related to the zoning text amendment, prepared in accordance with the requirements of Section 285-64 of the Zoning Ordinance.

2. On June 19, 2019, on a motion made by Mr. Schwartz, and seconded by Mr. Hay, the Planning Board unanimously voted to issue a positive recommendation, as amended, to the Town Board related to the proposed zoning text amendment, with respect to non-residential shared parking regulations, for the purposes of encouraging shared parking in the Town.

The Planning Board finds that, after a review of the proposed amendment to the Zoning Ordinance, and review of the related materials and supplemental information supplied, the changes proposed and recommended render the zoning text amendment consistent with the criteria established in Section 285-64, as elaborated in the attached report.

cc: Judith Beville, Town Clerk; D. Fried, Esq., 1st Deputy Town Attorney