

On motion of _____, seconded by _____, the following resolution was adopted by the Board of Trustees of the Village of Croton-on-Hudson.

Resolution #153-2024

WHEREAS, the Village Board of Trustees has received a zoning petition (“the Petition”) from Zarin & Steinmetz LLP, representing 1 HMB Property Owner LLC, owner, requesting amendments to Sections 230-18(C)(9) and 230-37(B) of the Zoning Code of the Village of Croton-on-Hudson; and

WHEREAS, the owner desires such changes to be enacted to permit the redevelopment of the property at 1 Half Moon Bay Drive, located in the Light Industrial Zoning District, to include a multifamily residential building; and

WHEREAS, the applicant has submitted a Full Environmental Assessment Form Part 1 and a Coastal Assessment Form,

NOW THEREFORE BE IT RESOLVED: that the Village Board hereby determines that the Proposed Action is a Type 1 action under SEQRA; and

BE IT FURTHER RESOLVED: that the Village Board hereby declares its intent to be the Lead Agency for SEQRA purposes in connection with the Proposed Action and authorizes the circulation of its intent to all involved and interested agencies; and

BE IT FURTHER RESOLVED: that the Village Board hereby refers the Petition and associated documents to the Village Planning Board and the Westchester County Planning Board, in accordance with Village and County law; and

BE IT FURTHER RESOLVED: that the Village Board hereby directs the applicant to establish an initial escrow fund of \$50,000 for the purpose of review of this application by the various Boards.

Dated: July 24, 2024