

WESTCHESTER

COUNTY

PLANNING

BOARD

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County Planning Board Referrals:

Letters dated September 16, 2016 through October 15, 2016

Meeting Date:

October 25, 2016

Greenburgh

GRB 16-007 Loop Road Holdings R&D Campus

555 Saw Mill River Road

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

Proposed development of a 100.17-acre site that abuts the existing 266-acre Landmark at Eastview campus which is located in both the Town of Greenburgh and the Town of Mount Pleasant, straddling Old Saw Mill River Road (County Road 303) generally bordered by the Saw Mill River Parkway on the west and Saw Mill River Road (NYS Route 9A) on the east. The subject site is to the south of the existing campus and is currently undeveloped, containing mostly wooded areas and 14.68 acres of wetlands.

The current applicant, a subsidiary owned by Regeneron Pharmaceuticals, is seeking to develop the property to expand the current facilities utilized by Regeneron on the Landmark at Eastview campus. Specifically, the applicant seeks to subdivide the site into two parcels: Lot 1 containing 60.01 acres and Lot 2 containing 40.18 acres. For Lot 1, the applicant proposes the construction of nine buildings, totaling 1,016,190 square feet of research and development space along with five parking structures containing 2,985 parking spaces, 444 of which are proposed to be land-banked. Lot 2 would remain undeveloped and reserved for future expansion. Vehicular access to the Lot 1 development would be via a new loop road that would surround the proposed buildings and connect to the existing road network within the Landmark at Eastview campus, which is itself a loop road connecting to Old Saw Mill River Road.

While no phasing plan is shown in the application, the applicant anticipates the proposed expansion will be constructed in phases over a 10-year timeframe. Therefore, the applicant is requesting a site plan approval from the Town Board that would remain valid for 10 years.

Letter date: Tuesday, September 20, 2016 **Response type:** Comment

Consistency with Westchester 2025:

- This proposal is consistent with County economic development goals to increase the concentration of science-related research/technical industries in Westchester.

Impacts to County facilities and services:

- Because the development will increase sewage flows from this site into County sewers, I&I mitigation should be performed.
- A County trunk sewer line crosses the southern and western edges of the site. WCDEF will need to have assurances that the trunk sewer line will be protected both during and after construction.
- The applicant should verify that sufficient space is available to accommodate the storage of recyclables. We also recommend adding a food comoposter for on-site food waste.
- Because Old Saw Mill River Road is a County Road (CR 303) in the westbound direction, an approval is required from WCDPWT.

Additional comments:

- We recommend that the applicant contact WCDPW&T to discuss what impacts, if any, the proposed development will have on the provision of bus service in the area.
- We are pleased to note that the site plans contain many development aspects that will result in the treatment and retention of a large amount of stormwater runoff on-site, with no discharge points shown into either on-site wetlands or the Saw Mill River.
- We recommend adding bike parking to the project since it is next to three trailways.
- We commend the applicant pursuing LEED Silver certification for this application.

Larchmont

LAR 16-002 Various Zoning Text Amendments

Site Plan
 Special Permit
 Subdivision
 Zoning Text Amend
 Zoning Map Amend
 Area Variance
 Use Variance
 Moratorium
 Comp Plan

A series of proposed local laws that would amend the text of the Larchmont Zoning Ordinance.

The Village is currently under a development moratorium which was enacted in response to an increase in applications to apportion or subdivide existing lots in residential zoning districts and to develop additional single-family homes on newly created lots. Applications have also increased involving the teardowns of existing homes to make room for additional and/or larger homes. The package of zoning text amendments attempt to address these issues and include the following:

- Combining the site plan approval and subdivision of land chapters of the Village Code into the Zoning Code. Currently site plan approval and subdivision of land are their own chapters of the Village Code.
- Amending the regulations regarding tree removal, preservation and planting in connection with subdivision and site plan approvals.
- Establishing maximum gross residential floor area ratios for one-family dwellings within certain districts and by requiring increased setbacks under certain circumstances
- Establishing limitations on lot coverage in certain zoning districts
- Amending the regulations regarding the location and dimensions of retaining walls and the land surrounding them
- Establishing limitations on the placement and noise impacts of generators and HVAC equipment in certain zoning districts
- Establishing standards for the location and dimensions of single and shared driveways in certain districts
- Adding regulations concerning changes of grade and soil movement
- Establishing regulations concerning mechanical rock excavation and additional regulations concerning rock blasting
- Providing technical amendments with respect to demolitions
- Amending the site plan regulations by prohibiting site plan approval for proposed demolitions that are subject to additional zoning regulations
- Revising the definition of “subdivision”, adding provisions concerning lot arrangement and dimensions and ensuring consideration of the land’s character
- Amending zoning regulations to increase coordination among the Village’s land use boards
- Amending provisions concerning fees and establishing the requirement of escrow accounts for consultant fees
- Amending the grandfathering provisions of the zoning ordinance

Letter date: Friday, September 30, 2016 **Response type:** Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

Mount Pleasant

MTP 16-003 Columbus Plaza

603 Columbus Avenue

- Site Plan
- Special Permit
- Subdivision
- Zoning Text Amend
- Zoning Map Amend
- Area Variance
- Use Variance
- Moratorium
- Comp Plan

A proposal to construct a 15,562 square foot, one-story strip shopping center (containing a maximum of 14 storefronts and a 423 square foot second-floor office area) along with parking for 117 vehicles. The 5.1-acre site is located at 603 Columbus Avenue (County Road 64).

We have no objection to the Mount Pleasant Planning Board assuming Lead Agency status for this review.

Letter date: Friday, October 14, 2016

Response type: Comment

Consistency with Westchester 2025:

- The proposed site plan is generally not consistent with Westchester 2025 because it proposes an auto-oriented, strip-type development that is outside of one of the county's downtown centers. We recommend that the Town consider formulating a comprehensive vision for the Columbus Avenue corridor to serve as guidance as properties along the road continue to be developed and re-developed over time.

Impacts to County facilities and services:

- Because Columbus Avenue is a County Road (CR 64) an approval is required from the County Department of Public Works and Transportation.
- Because the development will increase sewage flows from this site into the existing infrastructure, I&I mitigation should be performed.
- The applicant should verify that sufficient space is available to accommodate the storage of recyclables

Additional comments:

- We recommend that sidewalks be added to the front of the site to begin the process of formally recognizing the pedestrian activity that currently occurs in this area.
- We encourage the applicant to incorporate as much green building technology as possible into the proposed development as well as bicycle parking.

Mount Vernon

MTV 16-007C Mount Vernon West Transit Oriented Zone

Site Plan
 Special Permit
 Subdivision
 Zoning Text Amend
 Zoning Map Amend
 Area Variance
 Use Variance
 Moratorium
 Comp Plan

Proposed amendments to the text of the Mount Vernon Zoning Ordinance as well as an amendment to the City Zoning Map with respect to the creation of a new Mount Vernon West Transit Oriented Zone (MVW) District.

The MVW District is intended to provide for a diverse array of uses (industrial, commercial and residential) in a compatible manner, oriented around the Mount Vernon West train station. The MVW District regulations are set up as a form-based code with a schedule of allowable uses and building types that would be distributed across five sub-districts: MVW Hub (MVW-H), MVW Hub – Non-Commercial (MVW-H(NC)), MVW Corridor (MVW-C), MVW Transition (MVW-T), and MVW Transition – Non-Commercial (MVW-C(NC)). The highest density of these sub-districts, MVW-H, would be located in the area immediately surrounding the train station.

Letter date: Tuesday, September 20, 2016 **Response type:** Comment

Consistency with Westchester 2025:

- We commend the City of Mount Vernon for taking this step to update its Zoning Ordinance with a transit-oriented form-based code for a part of the city with substantial development potential.

- The MVW District is consistent with Westchester 2025 because it will help to channel future development to a section of the city where infrastructure can support growth, where public transportation can be provided efficiently and where redevelopment can enhance economic vitality.

Impacts to County facilities and services:

- The proposed MVW District regulations contain a density bonus provision that includes a density bonus in exchange for a contribution towards sanitary sewer improvements. However, it is already a WCDEF policy to require I&I mitigation for new developments. We recommend that the density bonus for sewer improvements be based on improvements that will go above and beyond a 3:1 I&I reduction.

Additional comments:

- The off-street parking requirements for the MVW District are lower than in other areas of the city, which we support. We also support the shared parking provisions in the regulations.

- Because the MVW District regulations contain provisions to allow for certain development projects to undergo an expedited review process or be exempt from City Planning Board review, the City should ensure that there are no conflicts with NYS General City Law or NYS General Municipal Law.

MTV 16-008 Food Ireland

145 North 5th Avenue

- Site Plan
- Special Permit
- Subdivision
- Zoning Text Amend
- Zoning Map Amend
- Area Variance
- Use Variance
- Moratorium
- Comp Plan

Special permit application for a 8,802.7 square foot expansion of an existing warehouse.

Letter date: Friday, September 30, 2016 **Response type:** Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

New Castle

NWC 16-002C New Castle Fire District No. 1

491-495 King Street & 2 Elm Street

- Site Plan
- Special Permit
- Subdivision
- Zoning Text Amend
- Zoning Map Amend
- Area Variance
- Use Variance
- Moratorium
- Comp Plan

Proposed construction of an addition to the New Castle Fire District’s main fire station, Station One. The application involves the expansion of the fire station onto an abutting property, where an existing animal hospital building will be demolished and replaced by the addition of 8,727 square feet of floor area and 23 additional parking spaces. Two additional curb cuts to accommodate fire truck entry to the rear of the building are requested. The site is located on the northeast corner of King Street (NYS Route 120) and Bedford Road (NYS Route 117).

The current submission mainly involves sidewalk concept sketch plans that present two options for sidewalk and streetscape treatments. Option 1 shows sidewalks along both the King Street and Bedford Road frontages. Option 2 shows only a sidewalk along Bedford Road.

We previously reviewed site plans for this matter that were submitted to us from the New Castle Planning Board in a letter dated March 30, 2016. We provided comments again to the New Castle Board of Fire Commissioners in a letter dated May 23, 2016.

We recommend an alternative sidewalk option that includes both a crosswalk located at the main intersection of Bedford Road/King Street and sidewalks placed along both King Street and Bedford Road.

Letter date: Friday, October 07, 2016 **Response type:** Comment

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

NWC 16-006E Chappaqua Crossing - Site Plan Amendment

480 Bedford Road

- Site Plan
- Special Permit
- Subdivision
- Zoning Text Amend
- Zoning Map Amend
- Area Variance
- Use Variance
- Moratorium
- Comp Plan

A proposed amendment to the previously approved site plan for the Chappaqua Crossing development. The amendment would change the proposed roundabout entrance into a previously approved T-intersection design. Other minor modifications with respect to building size and placement are also proposed.

The County Planning Board previously commented on the proposed development in letters dated May 26 and October 3, 2006; September 14, 2007; January 4, 2008; June 23, 2009; November 23, 2010; April 11, 2011; May 17, 2013; January 14, June 16, July 22, August 5, November 17 and December 8, 2014; February 23, August 5, August 17, October 5, and October 6, November 13, and December 8, 2015; and May 2, June 13, August 22 and September 30, 2016.

Letter date: Friday, October 07, 2016

Response type: Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

NWC 16-008B All Star Woodworking

60 Millwood Road

- Site Plan
- Special Permit
- Subdivision
- Zoning Text Amend
- Zoning Map Amend
- Area Variance
- Use Variance
- Moratorium
- Comp Plan

Lead Agency notification for the proposed renovation of a 7,462 square foot former fire station building into a woodworking shop.

We have no objection to the New Castle Planning Board assuming Lead Agency status for this review.

Letter date: Friday, September 30, 2016

Response type: Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

New Rochelle

NRO 16-001B EnvisionNR Comprehensive Plan and Zoning Amendments DGEIS

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

EnvisionNR, is described as framed around two key concepts: 1) directing high-impact development to the downtown center, moderate-impact development to neighborhood commercial clusters and conservation in low-density residential neighborhoods; and 2) incorporating principles of sustainability from GreeNR, the City's Sustainability Plan. EnvisionNR has 12 chapters covering: vision; history and regional context; population and housing; land use and zoning; economy; downtown; public facilities and utilities; parks, open space and natural resources; cultural and historic resources; future land use plan and zoning recommendations; and implementation.

The proposed action also includes amendments to the City's zoning code and map which implement some of the Comprehensive Plan recommendations. The proposed amendments include:

- Revisions to the Water-Related District and the creation of a Water-Related 1 District to facilitate redevelopment of the Municipal Marina,
- Revisions to the Fifth Avenue Overlay District to allow mixed-use development on properties with frontage on Fifth Avenue and the inclusion of recreational uses within the Light Industrial District,
- Creation of a Cultural District Extension Overlay Zone to allow artist live/work units,
- Inclusion of education and research uses within the Hospital District,
- Adjustments to the City's parking requirements to be in line with current parking trends and data,
- The inclusion of a local preference for the occupancy of affordable housing,
- Minor revisions to the standards regulating the establishment of new or expansion of existing universities, colleges and private school campuses in residential districts,
- Addition of provisions for sustainability, including solar and wind regulations and
- Minor text revisions to definitions and special permit uses in the Large Scale Retail District.

Letter date: Tuesday, September 20, 2016 **Response type:** Comment

Consistency with Westchester 2025:

- EnvisionNR is generally consistent with Westchester 2025 because the plan would continue to focus future growth in the city to the downtown area. The plan is also supportive of transportation alternatives and sustainability measures.

- It is proposed to establish an affordable housing priority framework city-wide, which would be used instead of a lottery system for affordable housing units. This is not consistent with the County's Model Ordinance Provisions.

Impacts to County facilities and services:

The plan's discussion concerning sanitary sewage contains inaccuracies with respect to County facilities. We recommend the plan specifically reference WCDEF policy recommending reductions in inflow/infiltration (I&I) at a ratio of three for one for additional flow generated by new development projects.

- Technical comments regarding Bee-Line bus service were offered on the transportation section.

Additional comments:

- The plan contains a discussion of "complete streets" policies as well as a number of initiatives to improve pedestrian and bicycle mobility within the city, which we support.

- The comprehensive plan and associated zoning amendments propose to allow parking reductions in various situations, which we support.

NRO 16-016 Zoning Amendments – Proposed Public Works Facility

70 Nardozzi Place

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

A proposed local law to amend the text of the City Zoning Code by adding a new LSR-1 Large Scale Retail District (1) (Nardozzi Place) to the code. An amendment to the City Zoning Map is also proposed to rezone 70 Nardozzi Place to LSR-1. The proposed zoning amendments are intended to allow the use of this site by the City for a new Operations Center for the Department of Public Works.

We have no objection to the New Rochelle City Council assuming Lead Agency for this review.

Letter date: Friday, October 14, 2016

Response type: Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

North Castle

NOC 16-009 Carquest

215 Business Park Drive

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

Site plan for a proposed 44,658 square foot warehouse and office expansion with various site improvements at 215 Business Park Drive, within the PLI zoning district. The approximately 36.76 acre site is currently developed with an existing warehouse/office building of 112,000 square feet, asphalt parking area for 137 vehicles and a stormwater basin. The proposed expansion will increase the parking to 196 spaces and will involve the relocation of the stormwater management basin. The north end of the site contains the confluence of two County stream channels: the Byram River and the Wampus River. All of the proposed construction will take place south of this confluence, adjacent to a small pond along the Byram River that is held back by a dam. The plans note that this pond is also a NYS DEC regulated wetland. A portion of the construction will take place within the regulated wetland buffer area.

Letter date: Friday, September 30, 2016

Response type: Comment

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

- Because the site contains the confluence of two County stream channels, a County Stream Control Permit will be required from WCDPWT.
- The Town should require the applicant to verify that there is sufficient space to accommodate the storage needs for recyclables.

- We encourage the applicant to consider using as much green building technology as possible in the proposed warehouse expansion. We also encourage the applicant to consider providing a bicycle storage area for employees.

NOC 16-010 Whippoorwill Club Driving Range Improvements

150 Whippoorwill Road

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

Proposed renovations to an existing driving range and short game practice area, including asphalt cart path, practice holes, ball safety netting and landscaping.

Letter date: Friday, October 14, 2016

Response type: Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

NOC 16-011 Armonk Close

162 Bedford Road

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

Application to develop a 1.26-acre site in the Armonk hamlet with a multi-family development that affirmatively furthers fair housing. The subject site is located at 162 Bedford Road and was formerly used as a lumberyard. The applicant is proposing a 46,560 square foot building containing 48 apartments (4 studio, 20 one-bedroom and 24 two-bedroom) and parking on-site for 85 vehicles. All of the proposed apartments would be affordable affirmatively furthering fair housing (AFFH) units.

We have no objection to the North Castle Planning Board assuming Lead Agency status for this review.

Letter date: Friday, October 14, 2016

Response type: Comment

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

- The proposed development is generally consistent with Westchester 2025 because it would direct additional residential density towards an already developed downtown center. However, the proposed site layout features an auto-dominated design that may not contribute positively towards creating a pedestrian-scaled streetscape or setting. In addition, with the proposed increase in the number of units from a prior proposal to 48 on the site, the site plan now has a layout that is similar to a commercial property.

- We continue to be supportive of the use of this site for affordable affirmative furthering fair housing.
- The Town should require the applicant to verify that there is sufficient space to accommodate the storage needs for recyclables.

- The site plans indicate that stormwater runoff will be treated with subsurface stormwater management devices. We recommend that the Town and applicant consider adding additional, above-ground treatment measures with the goal of treating and retaining as much stormwater on-site as possible.
- We encourage the applicant to consider using as much green building technology as possible and to consider providing a bicycle storage area for residents.

North Salem

NSM 16-005 Oldvineyard LLC

441 Hardscrabble Road

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

Amendment to special permit for the construction of one 65x100-foot clear-span building and two recessed manure dumpsters.

Letter date: Friday, October 14, 2016

Response type: Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

NSM 16-006 Newvineyard LLC

39 Delancey Road

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

Amendment to special permit for the construction of one 65x100-foot clear-span building and two recessed manure dumpsters.

Letter date: Friday, October 14, 2016

Response type: Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

NSM 16-007 Kent Farrington LLC

6 Delancey Road

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

A petition for variances and a special permit amendment for an existing horse farm. The farm was previously approved for an 18-stall commercial horse boarding stable with attendant area variances for lot area and building coverage. The new plan will replace the prior plan and provide for construction of a 14-stall commercial boarding stable which will be a training facility for the owner and his clients' horses. The proposal would remove the existing barn and sheds and establish indoor and outdoor arenas, a new manure storage area and new equipment and materials storage.

Letter date: Friday, October 14, 2016

Response type: Comment

Consistency with Westchester 2025:

Impacts to County facilities and services:

Additional comments:

- Because the site is located in the Croton Watershed, adequate erosion and sediment control and stormwater runoff water quality protection, both during and after construction, are of critical importance.
- The Town should encourage the applicant to incorporate as many "green" or sustainable building methods and technologies as possible into the proposed new construction.

Port Chester

PCH 16-009 Colony Grill

Abendroth Avenue

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

Proposed 5,500 square foot restaurant to be located along the Byram River as part of the previously approved Waterfront Marina Redevelopment Project. The restaurant was approved as part of that plan, but never constructed.

Letter date: Tuesday, September 20, 2016

Response type: Local Determination

Consistency with Westchester 2025:

Impacts to County facilities and services:

Additional comments:

Rye

RYC 16-002 120 Old Post Road Age-Restricted Multi-Family Development

120 Old Post Road

Site Plan Special Permit Subdivision Zoning Text Amend Zoning Map Amend Area Variance Use Variance Moratorium Comp Plan

The applicants propose to demolish an existing commercial building located on a 7-acre site at 120 Old Post Road and construct a 122-unit age-restricted, multi-family residential development. As proposed, the development would be constructed in five buildings built over a central parking garage containing 223 parking spaces, of which 30 will be tandem spaces. The development would offer shared amenities to building residents and would have vehicular access to Old Post Road. The site also contains frontage along Playland Access Drive (County Road 147).

We have no objection to the City of Rye Planning Commission assuming Lead Agency status for this review.

Letter date: Friday, September 30, 2016 **Response type:** Comment

Consistency with Westchester 2025:

- We continue to recommend that the City take steps to incorporate the Model Ordinance Provisions into the City Code. As per the provisions, we recommend that the proposed development include 10% of the proposed units be set aside as affordable AFFH units.

Impacts to County facilities and services:

- Because Old Post Road (CR 73) and Playland Access Drive (CR 147) are County Roads, approval from WCDPWT is required. The letter goes on to offer technical comments on the proposed area road improvements.
- Because the development will increase sewage flows from this site into County sewers, I&I mitigation should be performed.
- The applicant should verify that sufficient space is available to accommodate the storage of recyclables.

Additional comments:

- We are pleased to note that the site plans contain many development aspects that will result in the treatment and retention of a large amount of stormwater runoff on-site
- We encourage the applicant to include as much "green" or sustainable building methods and technologies into the proposed development. We commend the applicant for providing a bicycle storage room on the plans.

White Plains

WHP 16-010 Maple and Broadway Holdings

60 South Broadway

- Site Plan
 Special Permit
 Subdivision
 Zoning Text Amend
 Zoning Map Amend
 Area Variance
 Use Variance
 Moratorium
 Comp Plan

One-Year Extension of Site Plan and Special Permit Approvals.

Letter date: Friday, October 14, 2016

Response type: Local Determination

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**

Yonkers

YON 16-010 RMS Companies

1073-1077 Warburton Avenue

- Site Plan
 Special Permit
 Subdivision
 Zoning Text Amend
 Zoning Map Amend
 Area Variance
 Use Variance
 Moratorium
 Comp Plan

Variance application to construct a 6-story, 74-unit apartment building on a 0.64-acre site located at 1073-1077 Warburton Avenue. The site, which is a through-lot containing frontage on both Warburton Avenue and Harriman Avenue is located near the Greystone Metro-North station and slopes upward from Harriman Avenue. Three stories of parking containing 76 spaces would be constructed into the slope of the property with the 6 stories of apartments rising above the grade with Warburton Avenue. The western edge of the site contains an easement for the Saw Mill trunk sewer line, which is owned and maintained by the County Department of Environmental Facilities (WCDEF).

The applicants are seeking area variances for side yard, front yard and lot coverage. If approved, the applicant would also need site plan approval from the Yonkers Planning Board.

Because the area variances are not under County Planning Board jurisdiction, we will reserve comments for the site plan application for this project, if it enters that phase of review. However, because a County trunk sewer line crosses the site, WCDEF will need to have assurances that the trunk sewer line will be protected both during and after construction.

Letter date: Tuesday, September 20, 2016

Response type: Comment (Non-Jurisdictional)

Consistency with Westchester 2025: **Impacts to County facilities and services:** **Additional comments:**
