



More than a Legend

Village of Sleepy Hollow
Department of Architecture, Land Use Development,
Buildings & Building Compliance
28 Beekman Avenue, Sleepy Hollow, NY 10591
(914) 366-5124 • www.sleepyhollowny.gov

PLANNING BOARD AGENDA

Thursday, February 26, 2026

6:30 PM Work Session

7:00 PM Regular Meeting

1. **Russel Rodriguez, Main/Broadway, LLC** Continued public hearing
467 1/2 Munroe Avenue
Proposed single-family residence
Site Plan & Architectural Review Approval
2. **Lighthouse Landing Communities, LLC** Continued public hearing
Edge-on-Hudson Riverfront Development
Phase III- Waterfront Open Space
Site Plan & Wetlands Watercourse Permit Approval
3. **72 Beekman Avenue Enterprises, LLC** Continued public hearing
72 Beekman Avenue
Proposed mixed-use building
Amended Site Plan & Architectural Review Approval
4. **Lighthouse Landing Communities, LLC** Resolution
Edge-on-Hudson Riverfront Development
Phase II- Waterfront Open Space (North Buffer)
Amended Site Plan & Wetlands Watercourse Permit Approval
5. **SDC Lighthouse Landing Realty, LLC** Presentation
5 Legend Drive
Proposed medical office building
Site Plan and Architectural Review Approval extension
6. **Francesco Alesci, FBS Contracting** Presentation
135 Beekman Avenue
Proposed (14) unit apartment building
Site Plan & Architectural Review Approval extension
7. **Francesco Alesci, FBS Contracting** Presentation
135 Beekman Avenue
Proposed (6) unit apartment building
Site Plan & Architectural Review Approval

Cont.

Agenda subject to change without notice



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February 26, 2026

Page 2.

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|---|--------------------------------------|
| 8. Phelps Hospital/ Northwell Health
1 Phelps Lane- Nurses Residence Building
Proposed change of use
Site Plan Approval | Discussion |
| 9. Beekman Bowtie, LLC
193 Beekman Avenue
Proposed mixed-use building
SUP, subdivision, site plan, & ARB approval | Presentation |
| 10. Lighthouse Landing Communities, LLC
Edge-on-Hudson Riverfront Development
Block M, Proposed mixed-use building
Site Plan & Architectural Review Approval | Presentation |
| 11. One Kingsland Owner, LLC
Edge-on-Hudson Riverfront Development
Proposed awnings
349-355 Hollows Pass
357-363 Hollows Pass
320-330 Legend Drive
308-318 Legend Drive
340-350 Legend Drive
332-338 Legend Drive
Amended Architectural Review Approval | Presentation |
| 12. 139-144, LLC
139 Cortlandt Street
Amended Site Plan Approval | Preliminary Presentation |
| 13. Approval of minutes | January 15, 2026
January 22, 2026 |