

PUBLIC NOTICE
VILLAGE OF SLEEPY HOLLOW

PLEASE TAKE NOTICE, that the Zoning Board of Appeals of the Village of Sleepy Hollow will hold a public hearing on Wednesday June 17, 2020 at 8:00 PM to hear and consider the application by Hudson Pines LLC, to construct a one-story pool house and an indoor pool house addition to the Carriage House where the following variances are required:

1. Article VI, 450-34.B.: Applicability of regulations.
Adding to and altering an existing non-conforming building.

Minimum front yard set-back	75.00 ft.
Existing front yard set-back	34.40 ft.

2. Article VI, 450-35.: Schedule of regulations.

Existing front yard set-back	34.40 ft.
Proposed front yard set-back	43.70 ft.

3. Article VII, 450-40.E. (2) (c): Coverage and open space.
Proposed accessory structure: new pool house.

Maximum permitted height	15.00 ft.
Proposed height	20.74 ft.

4. Article VII, 450-40.E. (2) (c): Coverage and open space.
Proposed accessory structure: indoor pool addition

Maximum permitted height	15.00 ft.
Proposed height	33.04 ft.

5. Article VII, 450-40.F. (1): Coverage and open space.
Fences and walls

Maximum permitted height	3.00 ft.
Proposed height	10.60 ft.

The property involved in the application is located at 180 Bedford Road, is situated in the R-1 zoning district, and is shown on Town tax assessment maps as Section 111.17, Block 1, Lot 2.1.

Plans and other materials associated with the proposed application may be reviewed and downloaded from the Village's website <https://www.sleepyhollowny.gov>

Due to public health and safety concerns related to COVID-19 pandemic, the Public Hearing will not be in-person. In accordance with the Governor's Executive Order No. 202.1, the Public Hearing will be held by videoconferencing and a transcript will be provided at a later date. The public will not be permitted to attend the Public Hearing in-person, at any remote location where

a Zoning Board of Appeals member may be situated, or at any other location. The public will have an opportunity to see, hear, and provide comments at the Public Hearing, however.

The Public Hearing can be watched live on Cable TV, online on the Village's website <https://www.sleepyhollowny.gov>, and through Zoom videoconferencing. If any interested member of the public would like to comment on the application, he or she can call into the meeting or can speak through Zoom videoconferencing. Written comments may also be sent in a manner insuring receipt by 4:00 PM on the day of the Public Hearing by mail to Chairman Judge, C/O Village of Sleepy Hollow, Department of Architecture, Land Use Development, Buildings and Building Compliance, 28 Beekman Avenue, Sleepy Hollow, New York 10591, or by email to smccarthy@villageofsleepyhollow.org. Please check the Village's website for updated information and instructions to participate in the public hearing.

Dated: May 26, 2020

By Order of the Zoning Board of Appeals
Village of Sleepy Hollow