

VILLAGE OF COLD SPRING PLANNING BOARD
PUBLIC HEARING NOTICE
March 4, 2015

The Village of Cold Spring Planning Board will hold a public hearing on Wednesday, March 4, 2015, at 7:30 pm at the Cold Spring Firehouse, 154 Main Street, Cold Spring, New York for the purpose of hearing comment on the applications of Butterfield Realty LLC for site plan approval and preliminary subdivision approval for a four (4) lot subdivision pertaining to property situated on approximately 5.7 acres on tax lot ID 49.5-3-45 located near the intersection of NYS Route 9D and Paulding Avenue, and which was formerly the site of Butterfield Hospital. The Zoning Map designation of the majority of the subject property will be changed from Zoning District B-4 to Zoning District B-4A (Medical and Health Care Facility Mixed Use District) and a small portion of the subject property along Paulding Avenue will be changed from Zoning District B-4 to R-1, conditioned upon approval of a site plan that substantially conforms to a Concept Site Plan prepared by Stephen Lopez, Landscape Architect (Tim Miller Associates Inc.), dated January 18, 2013 and last revised on May 6, 2013.

The Concept Site Plan contemplates a 15,000 square foot office/retail building and a 17,500 square foot office/retail building (designated as Buildings# 1 and 2). In addition, fifty-five (55) market-rate condominium units designated for senior citizen housing are to be contained within three buildings, with a resident community center which will join and link two of the condominium buildings (designated as Buildings # 3, 4, 5 and 6). The Lahey Pavilion, consisting of 11,500 square feet, will continue its existing use as a medical office building. The subdivision will create three (3) new residential parcels along Paulding Avenue, with a single family home to be constructed on each lot.

Copies of plans are available at the Office of the Village Clerk, 85 Main Street, Cold Spring, New York or on the web at www.coldspringny.gov.

Dated: February 20, 2015
Mary Saari, Village Clerk