

A G E N D A

RYE CITY PLANNING COMMISSION

December 14, 2004

7:00 PM

Held in the City Council Hearing Room of the Rye City Hall

I. HEARINGS

1. McComb Residence

<i>Required Approval(s):</i>	Wetland Permit(WP#159)
<i>Location:</i>	10 Central Avenue, Sheet 146.11, Block 1, Lot(s) 25
<i>Project Description:</i>	Two-story addition to existing residence within 100-foot wetland buffer.

II. ITEMS PENDING ACTION

1. McComb Residence

See Description Above

2. Lombardi & Sinis Subdivision

<i>Required Approval(s):</i>	Preliminary Subdivision (SUB#288)
<i>Location:</i>	235 Boston Post Road, Sheet 153.05, Block 1, Lot(s) 74
<i>Project Description:</i>	Subdivision of property to create four new lots.

3. Community Synagogue of Rye

<i>Required Approval(s):</i>	Modification of Approved Site Plan and Use Permitted Subject to Additional Standards and Requirements (SP #146B)
<i>Location:</i>	200 Forest Avenue, Sheet 146.11, Block 3, Lot(s) 89
<i>Project Description:</i>	Discussion of Applicant's request to amend Planning Commission Approval Resolution #17-2001

4. Colahan Subdivision

<i>Required Approval(s):</i>	Final Subdivision (SUB#292)
<i>Location:</i>	556 Forest Avenue, Sheet 153.07, Block 1, Lot(s) 59
<i>Project Description:</i>	Subdivide existing property into two building lots.

5. 259 Purchase Street

<i>Required Approval(s):</i>	Site Plan (SP# 285)
<i>Location:</i>	259 Purchase Street, Sheet 139.19, Block 2, Lot(s) 49
<i>Project Description:</i>	Convert existing structure into retail space. Construct a second floor addition for potential future expansion.

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6. Yazigi Residence

<i>Required Approval(s):</i>	Wetland Permit(WP#163)
<i>Location:</i>	3 Chester Drive, Sheet 153.13, Block 1, Lot(s) 19
<i>Project Description:</i>	Construct a new-two story addition, within 100-foot wetland buffer.

7. Callund Residence

<i>Required Approval(s):</i>	Wetland Permit(WP#162)
<i>Location:</i>	140 Grace Church Street, Sheet 146.8, Block 2, Lot(s) 3
<i>Project Description:</i>	Establish lawn, construct garage and address prior disturbance activities stopped by the City of Rye within 100-foot wetland buffer.

8. 64 Purchase Street

<i>Required Approval(s):</i>	Site Plan(SP#288)
<i>Location:</i>	64 Purchase Street, Sheet 146.7, Block 3, Lot(s) 11
<i>Project Description:</i>	Demolition of an existing building, construction of a new two-story structure.

9. Dogan Residence

<i>Required Approval(s):</i>	Wetland Permit(WP#161)
<i>Location:</i>	3 Sharon Lane, Sheet 146.10, Block 2, Lot(s) 70
<i>Project Description:</i>	Demolition an existing one-family residence, construct new one-family residence within 100-foot wetland buffer.

10. Minutes