

VILLAGE OF MAMARONECK

APPLICATION SUMMARY SHEET

Proj. Name: 572 Van Ranst Place

S/B/L: 8-22-255

Zone: RM-3

Description: 572 Van Ranst Pl, LLC (the Applicant) proposes to construct a new 5-story multifamily building with parking at 572 Van Ranst Place in the RM-3 zoning district. The project site is currently a two-family residential building with associated parking. The proposed project would include a 10,677 square foot building with 10 dwelling units, consisting of 6 one-bedroom and 4 two-bedroom units, and 14 parking spaces (inclusive of 2 stackers) and four Electric Vehicle charging stations within a garage located on the ground floor. The building would include a rooftop solar installation and fuel cell system. The property is located within the "AE" flood hazard zone with a Base Flood Elevation of 25.8 feet.

Applicant: 572 Van Ranst Pl, LLC

SEQR ACTIONS COMPLETED:

- ☒ Intent to Declare Lead Agency
☒ Declare Lead Agency
☒ EAF Submitted
☐ Determination of Significance by Board

TYPE OF ACTION: Unlisted/Coordinated

Date: 9/24/21

Date: 3/9/22

Date: 6/3/21

Date(s):

Public Hearing Required ☐ Y ☒ N
Wetland Permit (Chapter 192) ☐ Y ☒ N
Special Permit ☐ Y ☒ N
Stormwater & ESC Permit (Chapter 294) ☒ Y ☐ N
Coastal Zone Consistency (Chapter 240) ☒ Y ☐ N

LOCAL AND AGENCY REVIEW REQUIRED?

REFERRAL DATE

STATUS/DATE OF LETTER

Yes No

☐ ☒ Village Board of Trustees
☒ ☐ Planning Board
☒ ☐ Board of Architectural Review
☒ ☐ HCZMC
☒ ☐ Zoning Board of Appeals
☒ ☐ Village Department of Public Works
☒ ☐ County Planning Department (GML) [within 500 ft of the Sheldrake River] Consent Form rec'd, dated 9/28/21
☐ ☒ County Highway Department
☒ ☐ County Health Department
☐ ☒ NYSHPO
☐ ☒ NYSDEC
☐ ☒ NYSDOT
☐ ☒ Army Corps of Engineers
☐ ☒ Metro-North Railroad
☐ ☒ GML 239-NN referral to Town of Mamaroneck, Town of Harrison, or City of Rye [**Bold** = yes]

VARIANCES? ☒ Y ☐ N

Variance or Waiver Request: Maximum dwelling units allowed; minimum required lot width; maximum height allowed; maximum FAR; minimum required parking spaces;

LAND USE BOARD ACTIONS:

Date	Board	Discussion/Decisions/Resolutions
9/24/21	PB	1) Declare Intent to be Lead Agency (Unlisted/Coordinated); 2) Refer to Westchester County Planning per 239-m
11/10/21	PB	Discussion
3/9/22	PB	Declared Lead Agency (Unlisted/Coordinated)
5/11/22	PB	Discussion
7/13/22	PB	Adopted the EAF Part 2
7/27/22	PB	Adopted EAF Part 3; Resolution for Negative Declaration; referred to HCZMC
3/15/23	HCZMC	HCZMC looking for confirmation that building residents can safely shelter in place during severe storm and flooding events.
4/19/23	HCZMC	

RECOMMENDED ACTION FOR MEETING:

