

AGENDA
Town of Greenwich - Planning Board
Regular and Organizational Meeting
01/19/2023

Call to Order

Roll Call

Minutes: 11/10/2022 and 11/17/2022 Meeting

New Business:

- **Informal Review- Mackey Chevrolet- 1268 State Route 29**
- **Minor Subdivision # 590- Proposal submitted by Karen Ebbert – POA Robert Talmadge** for property located at 2700 State Route 40, Tax Map ID # 220.-2-20.2. Proposal to subdivide a 9.85 +/- acre parcel into two lots of 4.93 +/- acres to be conveyed to Erin and Eric Talmadge and Monte Talmadge. Parcel is located in the Rural/Agricultural Zoning District. Previously approved Minor Subdivision # 586- missed filing deadline with the County.
- **Minor Subdivision # 591- Proposal submitted by David Wilbur (Designated Agent- Alice Wilbur)** for property located at 424 and 432 Anthony Road, Tax Map ID # 212.-1-5.1. Proposal to subdivide an 0.93 acre parcel from an existing 135 acre parcel. A ZBA area variance # 2022-03 has been approved for the parcel. Property is located in the Rural/Agricultural Zoning District.
- **Site Plan Review # 2023-01- Proposal submitted by Warren Tire Service Center, Inc. (Designated Agent- Brett Steenburgh)** for property located at 1286 State Route 29, Tax Map ID # 228.20-3-9. Proposal to convert the existing building to a 3 bay Auto Repair facility with a total service area of 2100 square feet. Parking lot will be converted to accommodate 14 parking spaces. Parcel is located in the Commercial Zoning District.

Old Business

- **Minor Subdivision # 589- Proposal submitted by Gordon Bodkin, Mary Scaia and Betty Webster (Designated Agent: Edward Holland)** for property located on 298 Ferguson Road, Tax Map ID #207.-1-22. Proposal to subdivide 182.1 +/-acres into two lots of 23.56 +/-acres and the remaining lands of 157.44 +/-acres. Parcel is located in the Rural/Agricultural Zoning District.
- **Special Use Permit # 2022-04- Proposal submitted by Sophie Polchowski (Designated Agent- NY Greenwich Solar Farm LLC and Bergmann)** for property located at 2624 State Route 40, Tax Map ID # 220.-2-21.2. Proposal for a solar project consisting of a 7.7 +/- mW facility split into two projects of 5.0 +/- mW and 2.7 +/- mW on a 36.4 +/- acre parcel of land. Project will involve the installation of ground mounted photovoltaic panels as well as associated access roads, electric utility upgrades and perimeter fencing. Parcel is located in the Rural/Agricultural Zoning District.