

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
Town Of Pound Ridge			
Name of Action or Project: Local law enacting a moratorium on development in the PB-A; PB-B and PB-c Zoning Districts			
Project Location (describe, and attach a location map): Town of Pound Ridge, NY			
Brief Description of Proposed Action: The Town Of Pound Ridge is proposing the enactment and extension of a moratorium on land use approvals within the commercial zoning districts within the Town to maintain the status quo while the Town considers the amendment of its zoning code related to those districts. The moratorium is necessary due to recent legislation that permits the legal sale of cannabis products in the State of New York, a use that had previously been illegal and not considered by the Town.			
Name of Applicant or Sponsor: Town of Pound Ridge		Telephone: 914 764 5511	
		E-Mail:	
Address: 179 Westchester Ave			
City/PO: Pound Ridge		State: NY	Zip Code: 10576
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval:			NO <input type="checkbox"/>
			YES <input checked="" type="checkbox"/>
3. a. Total acreage of the site of the proposed action? _____ acres			
b. Total acreage to be physically disturbed? _____ acres			
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ acres			
4. Check all land uses that occur on, are adjoining or near the proposed action:			
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

5. Is the proposed action, a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan?	NO	YES	N/A
	<input type="checkbox"/>	<input type="checkbox"/>	<input checked="" type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____ _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ N/A Action involves proposed legislation that does not effect water supply.	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ N/A Action involves proposed legislation that does not involve wastewater.	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	

TOWN OF POUND RIDGE

RESOLUTION AUTHORIZING THE SUPERVISOR TO APPLY FOR AND RECEIVE FUNDING UNDER THE 2024 NEW YORK STATE WATER INFRASTRUCTURE IMPROVEMENT ACT (WIIA) GRANT PROGRAM

WHEREAS, the Westchester County Department of Health (WCDOH) detected contamination in Scotts Corners drinking water wells from per- and polyfluoroalkyl substances (PFAS), commonly referred to as 'forever chemicals', with levels greater than New York State standards for two common PFAS compounds, perfluorooctanoic acid (PFOA) and perfluorooctane sulfonic acid (PFOS); and

WHEREAS, the Town of Pound Ridge proposes to create a water district and install drinking water infrastructure to provide safe drinking water to an area within Scotts Corners that is known to be contaminated by PFAS and other contaminants; and

WHEREAS, grant funding is needed to make the drinking water project fiscally viable; and

WHEREAS, The New York State Environmental Facilities Corporation (NYSEFC) provides grants to municipalities under the NYS Water Infrastructure Improvement Act (WIIA) grant program for drinking water and sanitary sewer improvement projects; and

WHEREAS, the program requests that the application contain and/or show evidence of project readiness, including a plan of finance with bond resolution, a stamped engineering report, environmental review and district formation documentation, and contracts for engineering and legal services; and

WHEREAS, under said legislation, eligible applicants, in the case of municipalities, are required to authorize an official representative to file the Application; and

WHEREAS, the Town desires to pursue this funding mechanism for assistance in completing the Scotts Corners Drinking Water Improvements; and

WHEREAS, drinking water infrastructure generally includes a connection to the Aquarion water supply system located on High Ridge Road, extending along Upper Shad Road, and Westchester Avenue to Scotts Corners;

NOW, THEREFORE, BE IT RESOLVED that the Pound Ridge Town Board hereby authorizes the Supervisor to execute and file an application on behalf of the Town of Pound Ridge with the New York State Environmental Facilities Corporation (NYSEFC) for a WIIA grant; and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized and designated as the representative and to act as such in connection with WIIA Applications to provide additional

information as may be required, including all understandings and assurances contained in the Applications; and

BE IT FURTHER RESOLVED that the Supervisor is hereby authorized and directed to execute any contract and/or agreement with the New York State Environmental Facilities Corporation (NYSEFC) in connection with the Application and is further authorized to request and expend funds from New York State Government pursuant to said contract and/or agreement; and

BE IT FURTHER RESOLVED that Deputy Supervisor Diane Briggs is hereby appointed to be an “Authorized Representative” for Scotts Corners Drinking Water Improvements funding and financing and authorized to act on behalf of the Supervisor when the Supervisor is unavailable; and

BE IT FURTHER RESOLVED, to the extent all or any actions hereby authorized have been executed and/or performed by the Supervisor, all are hereby ratified and confirmed, and this Resolution takes effect immediately.

The foregoing Resolution, offered by _____ and seconded by _____, was duly put to a roll call vote as follows:

KEVIN HANSAN, SUPERVISOR & CHAIRMAN	VOTING	_____
ALISON BOAK	VOTING	_____
DIANE BRIGGS	VOTING	_____
DAN PASCHKES	VOTING	_____
NAMASHA SCHELLING	VOTING	_____

The foregoing Resolution was/was not thereupon declared duly adopted.

DATED:

8XX Paid Parental Leave

Policy Statement – The Town of Pound Ridge provides paid parental leave to eligible employees following the birth of their child or the placement of a child for adoption or their foster care. This leave must be taken within one year of the birth or placement of their child.

Eligibility – A full-time employee is eligible for up to twelve consecutive weeks of paid parental leave in accordance with this policy. A part-time, temporary or seasonal employee is not eligible for paid parental leave but may be eligible to take leave without pay following the birth or adoption of their child. A full-time employee is eligible for this benefit after they have successfully completed their probationary period, as defined by Westchester County Civil Rules, and have achieved “permanent” civil service status.

Benefit Details – An eligible employee will be compensated at their regular rate of pay throughout their absence under this policy. The Town will continue to pay its portion of any applicable health insurance premiums while an employee is on approved paid parental leave. Employees have the right to return to their same or comparable job upon return from a paid parental leave absence.

Notification Requirements – If the need for paid parental leave is foreseeable, the employee should give notice, in writing, to their Department Head at least thirty calendar days prior to the commencement date of the paid leave. The employee and Department Head must submit a written request to the Town Supervisor’s Office for review. The Town Supervisor will have full discretion to grant paid parental leave.

Family Medical Leave Policy – Paid parental leave must be used in conjunction with leave under the Town’s Family Medical Leave Policy (Section 509). An employee must be approved for a leave under the Town’s Family Medical Leave Policy, prior to being granted paid parental leave. At the conclusion of the employee’s eight weeks of paid parental leave, the employee may remain out of work for an additional four weeks, however their leave will be unpaid, in accordance with the provisions of the Family Medical Leave Policy. An employee will have the option of using their paid leave benefits during this four-week period.

Employment Restrictions During Leave of Absence – While on an approved paid parental leave, an employee may not be employed by another employer, or perform work for a personal business, during the same hours that the employee was normally scheduled to work for the Town of Pound Ridge.

Accrual of Paid Leave Credits – An employee will continue to accrue paid leave credits during a paid parental leave.

Union Employees – An employee who is a member of a collective bargaining unit is not covered by the Paid Parental Leave provisions set forth immediately above and should refer to the applicable collective bargaining agreement.

MEMORANDUM

To: Town Board
From: Erin Trostle
Cc: Fred Albano
Date: May 30, 2024
Re: Special Use Permit application

Please consider the attached Special Use Permit application for outdoor retail display at Albano's.

TOWN OF POUND RIDGE - SPECIAL USE PERMIT APPLICATION

Date of application 5/10/23

TO: TOWN BOARD - TOWN OF POUND RIDGE

APPLICATION IS HEREBY MADE to the Town Board for the issuance of a Special Use Permit pursuant to Chapter 113, Article VIII of the Zoning Code of the Town of Pound Ridge, entitled Special Permit Standards, for the following:

OUTDOOR PATIO FOR OUTDOOR KITCHEN DISPLAYS

APPLICANT NAME: ALBANO APPLIANCE & SERVICE LLC

ADDRESS: 83 WESTCHESTER AVE
POUND RIDGE, NY 10576

BUSINESS TELEPHONE NO: 914-764-4051

Check one: Owner Lessee Agent

Town Tax Map Property Location: Section 55460 Block 9454 Lot No. 7

If map, survey or a plan is required, please attach to this application, as required by VIII, Section 113-8.3

With respect to the Special Use Permit described and requested on Page 2, attached, please respond to the following:

1. If you are a lessee, has property owner been apprised of your request? If so, attach the property owner's letter of approval to this application.
2. Will use be seasonal? Yes No
If yes, what months? _____ What hours of the day? 8
3. Will equipment or furniture or materials of any kind, not normal to present operation, be required? Yes No
4. Will the location and size of the use, nature and intensity of the operation involved, be in harmony with the district in which it is located? Yes No
(Article VIII, Section 113-8.2.1)
5. Will there be a noise or light factor that may impact neighboring properties: Yes No (Article VIII, Section 113-8.2.3)
6. If the operation is located in a Planned Business District, will existing parking be adequate? Yes No

Special Use Application for ALBANO APPLIANCE & SERVICE

Alfonso Albano
Applicant's Signature

If the Town requires engineer, planning consultants or other professional assistance in reviewing this Special Use Permit application, applicant may be required to establish an escrow fee fund to pay the cost of such experts.

For the Town Board:

1. Referred to Planning Board on _____
2. Public Hearing scheduled for _____
3. Escrow Deposit of \$ _____ posted _____

Town Board Approval _____ Date: _____ Expiration Date: _____

CONDITIONS:

PERMIT NUMBER: _____

MEMORANDUM

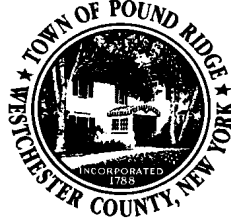
To: Town Board
From: Erin Trostle
Date: May 30, 2024
Re: Proposed summer intern project

I am respectfully requesting permission to have a local high school student assist with the Building Department scanning project. The student is a rising senior with an interest in learning about local government who is willing to volunteer her time. I would like to assign her the task of scanning and uploading large-format subdivision plans. The paid records clerk is still working on scanning parcel files.

Town of Pound Ridge

Tel.: 914-764-5511

Fax: 914-764-0102



To: Town Board

From: Andrea Russo

Date: May 28, 2024

Re: Hiring Seasonal Summer Staff for 2024

Pool Staff

Booth Guards Salary Range \$13-\$14 per hour

Number of staff range: 20-25

Lifeguards Salary Range \$16-\$18 per hour

Number of staff range: 70 Lifeguards

Head Guards Salary Range \$20-\$22 per hour

Number of staff range: 4 Head Guards

Directors and Assistant Directors \$25-\$30 per hour

Number of staff range: 3 Directors

Lessons Instructors Range \$16-\$25

Number of staff range: 6 Instructors

Swim Team Coaches Range \$1,200-\$8,500

Number of staff range: 5 coaches (1 head, 3 assistants, 1 dive)

Camp Staff

Counselors Salary Range \$2,610-\$3,800

Number of staff range: 40-60

Activity Specialists Salary Range \$3,800-\$6,000

Number of staff range: 10-15

Directors and Assistant Directors Salary Range \$6,00-\$14,000

Number of staff range: 1-4

Respectfully,

Andrea Russo
Supervisor of Recreation & Parks

Memo

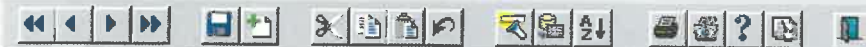
To: Town Board
From: Drifa Segal
Date: 5/28/2024
Re: REFUND TAX OVERPAYMENTS

Please authorize the Finance Director to refund the below over payment. See attached claim vouchers and documentation.

REFUND TOTAL: \$28.04

Overpayment:

9316-27.9	RICHARD STONE	\$20.00
9317-76.18	JENNIE HWANG	\$.40
10301-22	JOSEPH LESTINGI	\$7.64



Header | Ledger | Attachments | Exemptions | Memo | Owner History | Payor History | User Def | History

Bill No: **2024 01 262** District: **554600** Parcel ID: **9316-27.9-** Bank Code:
 Owner: **STONE RICHARD P** Location: **23 HIGHCLIFF TER**
 Acct No: **06**

View: **Detail** Penalty Date: **05/28/2024** Show Adjust

Inst	Due Date	Purpose Desc	Type	Trans Date	Amount	N	
1	04/30/2024	LIBRARY DISTRIC	VOID	04/26/2024	512.84		Adj
1	04/30/2024	TOWN TAX FOR 2024	VOID	04/26/2024	4,455.47	*	Adj
1	04/30/2024	BOUNCED CHECK FEE	ADJ	04/26/2024	20.00	*	Adj
1	04/30/2024	PENALTY	CHG	05/13/2024	194.77		Adj
1	04/30/2024	COUNTY TAX - 2024	PAYMT	05/13/2024	-4,196.41		Adj
1	04/30/2024	POUND RIDGE FIR	PAYMT	05/13/2024	-573.83		Adj
1	04/30/2024	LIBRARY DISTRIC	PAYMT	05/13/2024	-512.84		Adj
1	04/30/2024	PENALTY	PAYMT	05/13/2024	-194.77		Adj
1	04/30/2024	TOWN TAX FOR 2024	PAYMT	05/13/2024	-4,240.70		Adj
1	04/30/2024	TOWN TAX FOR 2024	PAYMT	05/13/2024	-214.77		Adj
1	04/30/2024	BOUNCED CHECK FEE	PAYMT	05/13/2024	-20.00		Adj
1	04/30/2024	OVRPY	PAYMT	05/13/2024	-20.00		Adj

Batch No:	M051324D
Rec/Ref No:	180425
Check/Ref No:	2184
Post Tr No:	356991
Post Tr Seq:	6
Due Date Tot:	-20.00
Inst Total:	-20.00
Trans No:	274005
Trans Seq:	2

Bill Total: -20.00

Sort By: **Ascending** Suppress Zero Balance Due Dates Search **-- Select --**

REFUND OVERPAYMENT

CLAIM

TOWN OF POUND RIDGE
POUND RIDGE NY 10576



PURCHASE ORDER NO.:
DATE: 5/28/2024

**CLAIMANT'S
 NAME
 AND
 ADDRESS**

HWANG JENNIE S 58 OLD LOGGING RD POUND RIDGE NY 10576 Parcel: 9317-76.18 2024 Town/County

VENDOR #:

APPROPRIATION	AMOUNT	VOUCHER #
	\$0.40	
TOTAL	\$20.00	

DATES	DESCRIPTION OF MATERIALS OR SERVICES	QUANTITY	UNIT PRICE	AMOUNT
5/28/2024	Overpayment of 2024 Town/County bill 412	1		\$0.40
	* Please see attached documentation			
	PLEASE INCLUDE COPY OF CLAIM FORM WITH REFUND CHECK			
			TOTAL	\$0.40

I, **Drifa Segal**, certify that the above account in the amount of **\$20.00** is true and correct; that the items, services, and disbursements charged were rendered to or for the town on the dates stated; that no part has been paid or satisfied; that taxes, from which the municipality is exempt, are not included; and that the amount claimed is actually due.

5/28/2024
 date

_____ signature

Receiver of Taxes
 title

SPACE BELOW FOR TOWN USE

DEPARTMENT APPROVAL

The above services or materials were rendered or furnished to the town on the dates stated and the charges are correct.

5/28/2024
 date

 authorized official

APPROVAL FOR PAYMENT

This claim is approved and ordered paid from the appropriations indicated above.



ENTRY MODE

Header | Ledger | Attachments | Exemptions | Memo | Owner History | Payor History | User Def | History

Bill No: **2024 01 412** District: **554600** Parcel ID: **9317-76.18-** Bank Code:
 Owner: **HWANG JENNIE S** Location: **58 OLD LOGGING RD**
HWANG LEO S Acct No: **04**

View: **Detail** Penalty Date: **05/28/2024** Show Adjust

Inst	Due Date	Purpose Desc	Type	Trans Date	Amount N	
1	04/30/2024	POUND RIDGE FIR	VOID	05/02/2024	495.07	Adj
1	04/30/2024	LIBRARY DISTRIC	VOID	05/02/2024	442.45	Adj
1	04/30/2024	TOWN TAX FOR 2024	VOID	05/02/2024	3,843.94	* Adj
1	04/30/2024	BOUNCED CHECK FEE	ADJ	05/02/2024	20.00	* Adj
1	04/30/2024	PENALTY	CHG	05/05/2024	168.04	Adj
1	04/30/2024	COUNTY TAX - 2024	PAYMT	05/05/2024	-3,620.43	Adj
1	04/30/2024	POUND RIDGE FIR	PAYMT	05/05/2024	-495.07	Adj
1	04/30/2024	LIBRARY DISTRIC	PAYMT	05/05/2024	-442.45	Adj
1	04/30/2024	PENALTY	PAYMT	05/05/2024	-168.04	Adj
1	04/30/2024	TOWN TAX FOR 2024	PAYMT	05/05/2024	-3,843.94	Adj
1	04/30/2024	BOUNCED CHECK FEE	PAYMT	05/05/2024	-20.00	Adj
1	04/30/2024	OVRPY	PAYMT	05/05/2024	-40	Adj

Batch No:	XMAY0524T
Rec/Ref No:	180373
Check/Ref No:	
Post Tr No:	356938
Post Tr Seq:	2
Due Date Tot:	-40
Inst Total:	-40
Trans No:	273951
Trans Seq:	1

Bill Total: -40

Sort By: **Ascending** Suppress Zero Balance Due Dates Search **-- Select --**

REFUND OVERPAYMENT

CLAIM

TOWN OF POUND RIDGE
POUND RIDGE NY 10576



PURCHASE ORDER NO.:
DATE: 5/28/2024

**CLAIMANT'S
 NAME
 AND
 ADDRESS**

LESTINGI JOSEPH 21 PHEASANT DR ARMONK NY 10504 Parcel: 10301-22 2024 Town/County

VENDOR #:

APPROPRIATION	AMOUNT	VOUCHER #
	\$7.64	
TOTAL	\$7.64	

DATES	DESCRIPTION OF MATERIALS OR SERVICES	QUANTITY	UNIT PRICE	AMOUNT
5/28/2024	Overpayment of 2024 Town/County bill 2306	1		\$7.64
	* Please see attached documentation			
	PLEASE INCLUDE COPY OF CLAIM FORM WITH REFUND CHECK			
			TOTAL	\$7.64

I, **Drifa Segal**, certify that the above account in the amount of **\$20.00** is true and correct; that the items, services, and disbursements charged were rendered to or for the town on the dates stated; that no part has been paid or satisfied; that taxes, from which the municipality is exempt, are not included; and that the amount claimed is actually due.

5/28/2024
 date

 signature

Receiver of Taxes
 title

SPACE BELOW FOR TOWN USE

DEPARTMENT APPROVAL

The above services or materials were rendered or furnished to the town on the dates stated and the charges are correct.

5/28/2024
 date

 authorized official

APPROVAL FOR PAYMENT

This claim is approved and ordered paid from the appropriations indicated above.



Header | Ledger | Attachments | Exemptions | Memo | Owner History | Payor History | User Def | History

Bill No: **2024 01 2306** District: **554600** Parcel ID: **10301-22.-** Bank Code:
 Owner: **LESTINGI JOSEPH** Location: **SALEM RD**
LESTINGI JOAN M Acct No: **26**

View: **Detail** Penalty Date: **05/28/2024**

Inst	Due Date	Purpose Desc	Type	Trans Date	Amount N	
1	04/30/2024	COUNTY TAX - 2024	CHG	03/22/2024	164.57	Adj
1	04/30/2024	TOWN TAX FOR 2024	CHG	03/22/2024	174.72	Adj
1	04/30/2024	LIBRARY DISTRIC	CHG	03/22/2024	20.11	Adj
1	04/30/2024	POUND RIDGE FIR	CHG	03/22/2024	22.50	Adj
1	04/30/2024	COUNTY TAX - 2024	PAYMT	04/30/2024	-164.57	Adj
1	04/30/2024	POUND RIDGE FIR	PAYMT	04/30/2024	-22.50	Adj
1	04/30/2024	LIBRARY DISTRIC	PAYMT	04/30/2024	-20.11	Adj
1	04/30/2024	TOWN TAX FOR 2024	PAYMT	04/30/2024	-174.72	Adj
1	04/30/2024	OVRPY	PAYMT	04/30/2024	-7.64	Adj
						Adj
						Adj
						Adj

Batch No:	XAPR3034T
Rec/Ref No:	180255
Check/Ref No:	
Post Tr No:	356843
Post Tr Seq:	1
Due Date Tot:	-7.64
Inst Total:	-7.64
Trans No:	273824
Trans Seq:	1

Bill Total: -7.64

Sort By: **Ascending** Suppress Zero Balance Due Dates **Select**

REFUND OVERPAYMENT

LOCAL LAW NO. ____ OF 2024

**TOWN BOARD
TOWN OF POUND RIDGE**

**LOCAL LAW REGARDING
ENACTMENT OF A MORATORIUM**

A LOCAL LAW to enact a moratorium on development in the PB-A, PB-B and PB-C Zoning Districts.

BE IN ENACTED by the Town Board, for the Town of Pound Ridge as follows:

SECTION 1. TITLE

This local law shall be entitled, “A Local Law, pursuant to Municipal Home Rule Law §10, to enact a moratorium with respect to the approval of building permits, variances, special use permits, site plan and subdivision applications concerning properties located in the PB-A, PB-B and PB-C Zoning Districts by means of amending Chapter 113, Zoning, of the Code of the Town of Pound Ridge and superseding the corresponding sections of the New York State Town Law as they apply to time periods, filing deadlines and statutes of limitations for said “applications.”

SECTION 2. LEGISLATIVE INTENT AND PURPOSE

The Town Board hereby finds as follows:

1. In January 2010, pursuant to N.Y. Town Law, the Town adopted an updated Comprehensive Plan (the “Comprehensive Plan”) setting forth goals, principles, policies and standards for the immediate and long-range enhancement, growth, and development of the Town, including land use and zoning.
2. The Comprehensive Plan identified the Town’s existing business districts and specifically recognized the unique issues facing Pound Ridge regarding future commercial development in those districts. The Comprehensive Plan noted the importance of maintaining the small-town character of Scotts Corner

while permitting sufficient commercial development to meet the Town's local needs.

3. While the Town is considering issues related to further commercial development in its commercial zoning districts, New York State legalized adult Cannabis use in March of 2021.
4. The State also established an Office of Cannabis Management ("OCM") with its own rules and regulations relating to the operation of cannabis establishments.
5. The Town Board believes that a moratorium is necessary and advisable to maintain the status quo while it assesses the implications of these new State rules and allow the Town to collaborate with OCM to protect the best interests of the Town as it relates to further commercial development within the Town, including the location of businesses related to adult cannabis use within the Business District.
6. The Town Board finds that maintaining the status quo will protect the public interest and welfare. A moratorium will promote community planning values by regulating land development based on a carefully considered plan and will prevent potential applicants from obtaining certain land use approvals that could conflict with or comprise the Town's Comprehensive Plan while the Town evaluates the impact of future development in these areas.

SECTION 3. MORATORIUM

1. Effective immediately and continuing for a period of six (6) months following the date on which this Local Law is filed with the Secretary of State, the Town Building Inspector, Planning Board and the Zoning Board of Appeals (collectively, "Land Use Boards") shall not issue any determination under the State Environmental Quality Review Act ("SEQRA"), or issue any final determination on any non-exempt building permit, variance, special use permit, site plan, certificate of occupancy and/or subdivision application for property located in the PB-A, PB-B or PB-C Zoning Districts.

2. Any non-exempt applications submitted on or after November 14, 2023 may be heard and reviewed by any Land Use Board, but may not be subject to a vote on a determination pursuant to SEQRA or a final determination on the application. The Land Use Board may hold public hearings and discuss the application, but the Land Use Board may not formally approve or deny such application while this moratorium is effective.
3. Notwithstanding the foregoing, the following applications shall be exempt from this moratorium:
 - a. All applications for building permits, variances, special use permits, site plan and subdivision approval submitted before November 14, 2023.
 - b. Area variance(s) for 1-family or 2-family dwellings.
 - c. Building permit applications for work that does not require approvals from a Land Use Board.
 - d. Applications of any kind which involve work that the Building Inspector reasonably believes is being performed primarily for health or safety reasons, or which will be undertaken in existing commercial or retail structures for existing operations having a gross floor area of less than 3,000 square feet.
4. The Town may, by resolution, terminate this moratorium prior to its expiration, or alternatively, extend the moratorium for a period of six (6) months, as the Town, in its sole discretion, deems necessary to properly study the impact of development in the PB-A, PB-B or PB-C Zoning Districts under the Town's existing zoning regulations and allow for the adoption of any zoning amendments deemed necessary.
5. In the event this Local Law causes a severe financial hardship to a property owner, an application may be made in writing to the Town Board requesting an exemption from the provisions of the moratorium. After due notice and a public hearing on such application, the Town Board may grant an exemption with such conditions as it may deem reasonable and necessary, provided such exemption is the minimum relief necessary. No exemption shall be granted except upon a determination by the Town Board that severe financial or

economic hardship was directly caused as a result of the application of the provisions of this Local Law.

6. Pursuant to Municipal Home Rule Law Section 10, this Local Law shall supersede any inconsistent provisions of New York State Town Law for the entire duration of this moratorium, including any extension thereof.

SECTION 4. NOTICE TO APPLICANTS – ZONING CHANGES

This section provides notice to all applicants that although an application may proceed through the review process, the applicant proceeds at its risk, because such application may be impacted or denied because of a change in zoning requirements. Approval shall not be granted unless the application complies with all zoning and other requirements in effect on the date of approval.

SECTION 5. SEPARABILITY

The provisions of this Local Law are separable and if any provision, clause, sentence, subsection, word or part thereof is held illegal, invalid or unconstitutional, or inapplicable to any person or circumstance, such illegality, invalidity or unconstitutionality, or inapplicability shall not affect or impair any of the remaining provisions, clauses, sentences, subsections, words or parts of this Local Law or their petition to other persons or circumstances. It is hereby declared to be the legislative intent that this Local Law would have been adopted if such illegal, invalid or unconstitutional provision, clause, sentence, subsection, word or part had not been included therein, and if such person or circumstance to which the Local Law or part hereof is held inapplicable had been specifically exempt therefrom.

SECTION 6. EFFECTIVE DATE

This Local Law shall take effect immediately upon adoption and filing with the Secretary of State as provided by the Municipal Home Rule Law.