



**COMMON COUNCIL  
AGENDA  
REGULAR STATED MEETING  
June 7, 2021  
7:30 PM**

**PLEDGE TO THE FLAG:** Hon. John Martin

**ROLL CALL:** City Clerk

**ADJOURNED PUBLIC HEARING:**

1. Public Hearing in relation to an application submitted on behalf of Senlac Ridge Partners for a Zoning Map Amendment associated with a conceptual development project at 701-777 Westchester Avenue and consideration of a Planned Campus Development District on the site. **OPENED/ADJOURNED TO JULY 6, 2021.**
2. Communication from City Clerk. **F/S**

**FIRST READING  
ORDINANCES:**

3. Communication from Chairman, Capital Projects Board, in relation to Capital Project No. C5577, entitled "Miscellaneous Street Reconstruction FY21." **F/S**
4. Communication from Environmental Officer. **F/S**
5. Environmental Findings Resolution **ADOPTED**
6. Ordinance of the Common Council of the City of White Plains to amend the Capital Projects Fund by establishing Capital Project No. C5577, entitled "Miscellaneous Street Reconstruction FY21." **ADOPTED 7 - 0**
7. Bond Ordinance, dated June 7, 2021, authorizing the issuance of \$730,000 aggregate principal amount serial bonds of the City of White Plains, County of Westchester, State of New York, to finance the cost of the reconstruction of city streets. **ADOPTED 7 - 0**

8. Communication from Corporation Counsel in relation to a franchise agreement between the City and Level 3 Telecom of New York L.P. **F/S**
9. Ordinance authorizing the change of control of Level 3 Telecom of New York, LP (F/K/A TW Telecom of New York L.P.) through a merger agreement with Lumen Technologies Inc. (F/K/A CenturyLink, Inc. at the time of the merger) pursuant to the existing franchise agreement between the City of White Plains and TW Telecom of New York L.P. **ADOPTED 7 - 0**
10. Communication from Corporation Counsel in relation to the settlement of certain tax review proceedings. **F/S**
11. Ordinance authorizing the settlement of certain tax review proceedings. **ADOPTED 7 - 0**
12. Communication from Commissioner of Public Safety in relation to a Tactical Team Grant in the amount of \$75,000 from the New York State Division of Homeland Security. **F/S**
13. Ordinance of the Common Council of the City of White Plains authorizing the Mayor, or his designee, to execute all documents required in connection with the acceptance of a FY 2019 Tactical Team Grant in the amount of \$75,000 from the New York State Division of Homeland Security, and to direct the Budget Director to amend the FY2020/2021 Public Safety Grant Fund to reflect the receipt and appropriation of the Grant Funds. **ADOPTED 7 - 0**
14. Communication from Commissioner of Public Safety in relation to a Critical Infrastructure Grant in the amount of \$50,000 from the New York State Division of Homeland Security. **F/S**
15. Ordinance of the Common Council of the City of White Plains authorizing the Mayor, or his designee, to execute all documents required in connection with the acceptance of a FY 2019 Critical Infrastructure Program Grant in the amount of \$50,000 in Federal Funding awarded by the New York State Division of Homeland Security for the Public Safety Building and to direct the Budget Director to amend the FY2020/2021 Public Safety Grant Fund to reflect the receipt and appropriation of the Grant Funds. **ADOPTED 7 - 0**
16. Communication from Commissioner of Public Safety in relation to a Critical Infrastructure Grant in the amount of \$50,000 from the New York State Division of Homeland Security. **F/S**

17. Ordinance of the Common Council of the City of White Plains authorizing the Mayor, or his designee, to execute all documents required in connection with the acceptance of a FY 2019 Critical Infrastructure Grant in the amount of \$50,000 in Federal Funding awarded by the New York State Division of Homeland Security for the Annual New Year's Eve Event, and other recurring special events, and to direct the Budget Director to amend the FY2020/2021 Public Safety Grant Fund to reflect the receipt and appropriation of the Grant Funds. **ADOPTED 7 - 0**
  
18. Communication from Commissioner of Public Safety in relation to an Explosive Detection Canine Team Grant in the amount of \$15,000 from the New York State Division of Homeland Security. **F/S**
  
19. Ordinance of the Common Council of the City of White Plains authorizing the Mayor, or his designee, to execute all documents required in connection with the acceptance of a FY 2019 Explosive Detection Canine Team Grant in the amount of \$15,000 from the New York State Division of Homeland Security, and to direct the Budget Director to amend the FY 2020/2021 Public Safety Grant Fund to reflect the receipt and appropriation of these Grant Funds. **ADOPTED 7 - 0**
  
20. Communication from Commissioner of Public Safety in relation to an Inter-municipal Agreement (IMA) for Firearms Training. **F/S**
  
21. Ordinance of the Common Council of the City of White Plains authorizing an agreement with the County of Westchester to permit the City to use the County's Firing Range. **ADOPTED 7 - 0**
  
22. Communication from Commissioner of Recreation and Parks in relation to an agreement with the Westchester County Department of Senior Programs and Services to provide funds for AAA Transportation to provide bus transportation. **F/S**
  
23. Ordinance authorizing the Mayor, or his designee, to execute an agreement accepting an award from AAA Transportation through the Westchester County Department of Senior Programs and Services for the period April 1, 2021 through March 31, 2022, to be used for Senior Citizens bus transportation. **ADOPTED 7 - 0**
  
24. Communication from Commissioner of Recreation and Parks in relation to a contract with the County of Westchester to accept grant funds to provide nutrition site transportation and supportive services to elderly residents of the City of White Plains. **F/S**

25. Ordinance authorizing the Mayor, or his designee, to enter into a contract with the County of Westchester to accept grant funds awarded to the County by the New York State Office for the Aging pursuant to Title III-B of the Older Americans Act, to provide nutrition site transportation and supportive services to elderly residents of the City of White Plains for 2021. **ADOPTED 7 - 0**
26. Communication from Deputy Director of the Youth Bureau in relation to entering into a contract with Robin Price in connection with OASAS 2020/21 State Opioid Response (SOR) Grant. **F/S**
27. Ordinance of the Common Council of the City of White Plains authorizing an agreement between the City and Robin Price for services related to the Youth Bureau's OASAS State Opioid Response (SOR) Grant. **ADOPTED 7 - 0**
- 27a. Communication from Commissioner of Finance in relation to the proposed sale of City-owned property located at 49 - 51 Robertson Avenue. **F/S**
- 27b. Ordinance authorizing the sale of property identified as Section 125.65, Block 2, Lot 14, located at 49-51 Robertson Avenue. **ADOPTED 7 - 0**
28. Communication from Commissioner of Traffic in relation to proposed amendments to the Traffic Ordinance at various locations around the City. **F/S**
29. Ordinance amending the Traffic Ordinance of the of the City of White Plains in relation to creating a "No Parking 8:00 A.M. to Noon, Monday through Friday " Zone on the South Side of Stonegate Court and rescinding the "Flashing Signal Indications" at West Street and Hubbard Avenue. **ADOPTED 7 - 0**

#### **RESOLUTIONS:**

30. Communication from Commissioner of Building in relation to an application submitted by Colmex Restaurant Group for a Special Permit for Outdoor Dining at Salsa Picante located at 359-368 Mamaroneck Avenue, referring the matter to appropriate City Departments, Boards and Commissions, and the scheduling of a public hearing for July 6, 2021. **F/S AND REFERRED TO LAW, BUILDING DEPARTMENT, DESIGN REVIEW BOARD, PLANNING DEPARTMENT, PLANNING BOARD, PUBLIC SAFETY, PUBLIC WORKS, TRAFFIC DIVISION, TRANSPORTATION COMMISSION, PARKING DEPARTMENT, WESTCHESTER COUNTY PLANNING BOARD AND THE ENVIRONMENTAL OFFICER.**
31. Resolution of the Common Council of the City of White Plains scheduling a Public Hearing for July 6, 2021 in relation to the Application submitted

by Colmex Restaurant Group for a Special Permit for Outdoor Dining at Salsa Picante, located at 359-368 Mamaroneck Avenue. **ADOPTED**

32. Communication from Commissioner of Building in relation to application submitted on behalf of Bello's Mexican Grille for a Special Permit for Outdoor Dining at 8 City Place, referring the matter to appropriate City Departments, Boards and Commissions, and scheduling a public hearing for July 6, 2021. **F/S AND REFERRED TO LAW, BUILDING DEPARTMENT, DESIGN REVIEW BOARD, PLANNING DEPARTMENT, PLANNING BOARD, PUBLIC SAFETY, PUBLIC WORKS, TRAFFIC DIVISION, TRANSPORTATION COMMISSION, PARKING DEPARTMENT, WESTCHESTER COUNTY PLANNING BOARD AND THE ENVIRONMENTAL OFFICER.**
33. Resolution of the Common Council of the City of White Plains scheduling a Public Hearing for July 6, 2021 in relation to the Application submitted by Bello's Mexican Grille for a Special Permit for Outdoor Dining at 8 City Place. **ADOPTED**
34. Communication from Deputy Commissioner of Building in relation to an application submitted on behalf of Mamasushi White Plains, for a Special Permit for Outdoor Dining on the rooftop at 172 Mamaroneck Avenue, and referring the matter to Departments, Boards and Commissions, and scheduling of a public hearing for July 6, 2021. **F/S AND REFERRED TO LAW, BUILDING DEPARTMENT, DESIGN REVIEW BOARD, PLANNING DEPARTMENT, PLANNING BOARD, PUBLIC SAFETY, PUBLIC WORKS, TRAFFIC DIVISION, TRANSPORTATION COMMISSION, PARKING DEPARTMENT, WESTCHESTER COUNTY PLANNING BOARD AND THE ENVIRONMENTAL OFFICER.**
35. Resolution of the Common Council of the City of White Plains scheduling a Public Hearing for July 6, 2021 in relation to the application submitted on behalf of Raymond Hernandez, for a Special Permit for Outdoor Dining at Mamasushi located at 172 Mamaroneck Avenue. **ADOPTED**
36. Communication from Corporation Counsel in relation to an application for a proposed amendment to the Zoning Ordinance with respect to (A) certain revisions to dimensional standards of the CB-2 District and (B) certain revisions to the Zoning Ordinance Table Section 3-3 Schedule of Dimensional Regulations - Non-Residential, and the scheduling of a public hearing for July 6, 2021. **F/S**
37. Communications from Planning Board. **F/S**
38. Commissioner of Planning. **F/S AND REFERRED TO LAW, BUILDING DEPARTMENT, DESIGN REVIEW BOARD, PLANNING DEPARTMENT, PLANNING BOARD, PUBLIC SAFETY, PUBLIC WORKS, TRAFFIC DIVISION, TRANSPORTATION COMMISSION, PARKING DEPARTMENT, WESTCHESTER COUNTY PLANNING BOARD AND THE**

## ENVIRONMENTAL OFFICER.

39. Resolution of the Common Council of the City of White Plains scheduling a Public Hearing for July 6, 2021 in relation to amending an ordinance entitled "The Zoning Ordinance of the City of White Plains" by revising certain: (A) Dimensional Standards of the CB-2 District and; (B) Zoning Table Section 5.3 Schedule of Dimensional Regulations-Non-Residential. **ADOPTED**

40. Communication from Commissioner of Building in relation to an extension of the Site Plan and Special Permit Approvals submitted on behalf of Beitel Group, owner of Property known as 1 Lyon Place and 10 Lyon Place. **F/S**

### ITEMS 41 - 50 F/S

41. Communications from Design Review Board  
42. Commissioner of Planning  
43. Planning Board  
44. Commissioner of Public Safety  
45. Commissioner of Public Works  
46. Deputy Commissioner Parking  
47. Transportation Commission  
48. Commissioner of Parking  
49. Westchester County Planning Board  
50. Environmental Officer

51. Environmental Findings Resolution **ADOPTED**

52. Resolution of the Common Council of the City of White Plains granting a fourth extension of the Site Plan and Special Permit Approvals originally granted on March 5, 2018 for an additional one year expiring on April 4, 2022, to Arthouse WP Development LLC on behalf of Beitel Group, owner of property known as 1 Lyon Place and 10 Lyon Place. **ADOPTED 6 - 1. Nay: Mr. Kirkpatrick.**

### ITEMS 53 - 65 TABLED

53. Communication from Commissioner of Building in relation to an application submitted on behalf of TB White Plains Apartments, LLC, The Collection, for a Site Plan Extension and Special Permit Approval for their project at Westchester and Franklin Avenues.

54. Communications from Design Review Board  
55. Commissioner of Planning  
56. Planning Board  
57. Commissioner of Public Safety  
58. Commissioner of Public Works  
59. Deputy Commissioner Parking  
60. Transportation Commission  
61. Commissioner of Parking  
62. Westchester County Planning Board

63. Environmental Officer
64. Environmental Findings Resolution
65. Resolution of the Common Council of the City of White Plains granting a third one year extension of Special Permit and Site Plan Approval to TB White Plains Apartments LLC (Toll Brothers) to construct a project known as The Collection.

**ITEMS FOR REFERRAL:**

66. Communication from Commissioner of Planning recommending minor amendments to Section 8.5.1 of the Zoning Ordinance to expand eligibility and increase the fee-in-lieu per parking space required. **F/S AND REFERRED TO LAW AND PLANNING BOARD.**
67. Communication from Deputy Commissioner of Building in relation to an application submitted on behalf of WP Development NB LLC, for Site Plan Approval, to develop a Planned Residential Development (PRD) District, at 52 North Broadway to contain multi-family housing, independent living, assisted living and single family townhouses. **F/S AND REFERRED TO LAW, BUILDING DEPARTMENT, DESIGN REVIEW BOARD, PLANNING DEPARTMENT, PLANNING BOARD, PUBLIC SAFETY, PUBLIC WORKS, TRAFFIC DIVISION, TRANSPORTATION COMMISSION, PARKING DEPARTMENT, CONSERVATION BOARD, WESTCHESTER COUNTY PLANNING BOARD AND THE ENVIRONMENTAL OFFICER.**
- 67a. Communication from Commissioner of Building in relation to a request submitted by the New York State Office of General Services, Division of Real Estate Services, transmitting an application for a Governmental Use Permit to relocate the New York State Department of Motor Vehicles from 200 Hamilton Avenue to 1 Maple Avenue (the Source). **F/S AND REFERRED TO LAW, BUILDING DEPARTMENT, DESIGN REVIEW BOARD, PLANNING DEPARTMENT, PLANNING BOARD, PUBLIC SAFETY, PUBLIC WORKS, TRAFFIC DIVISION, TRANSPORTATION COMMISSION, PARKING DEPARTMENT, WESTCHESTER COUNTY PLANNING BOARD AND THE ENVIRONMENTAL OFFICER.**

**ITEM FOR INFORMATION:**

68. Presentation of a Comprehensive Plan Update, by Christopher Gomez, Commissioner of Planning, and providing an overview of One White Plains, a proposed new Comprehensive Plan.