

TRANSPORTATION COMMISSION

Minutes of Meeting of July 20, 2022

Volume 69

No. 7

Members Present: Thomas Soyk, Deputy Commissioner of Parking, Acting Chairman
Kevin Livingston, Commissioner of Parking
Udomlug Siriphonlai, Deputy Commissioner of Public Works (for S. Mignone)
Elizabeth Mirisola, Sr. Asst. Corporation Counsel Law Dept. (for J. Callahan)
Honorable Richard Payne
Eileen McClain, Senior Planner, Planning Department (for C. Gomez)
Melissa Briggs
Ken Burford

Staff Members Present: Anthony Marena, Transportation Engineer
Edward Ignaszewski, Supervisor of Enforcement

Members Absent: David Chong, Commissioner of Public Safety

Staff Members Absent: Daniel McMahon, Captain, Operations Commander

Others Present: Lisa Lopilato, Secretary to Commissioner of Parking

I. APPROVAL OF MINUTES

On a motion made, seconded and carried, the minutes of the June 15, 2022 meeting was approved.

II. OLD BUSINESS

III. NEW BUSINESS

IV. COMMON COUNCIL REFERRALS

1. 10 Dekalb Avenue – Request from Bleakley Platt and Schmidt, LLP, on behalf of 10 Dekalb, LLC, the owner of 10 Dekalb Avenue for an amendment to the Site Plan Approval which was previously granted in 2013. The proposed amendment is associated with an approximately 3,000 square foot outdoor amenity area which will include outdoor kitchens, dining areas, seating areas with fire pits, and a water feature.

The staff has no objections.

On a motion made seconded and carried the Commission recommended approval of the proposed amendment.

2. 166B Mamaroneck Avenue – Request from Mr. Declan Rainsford, on behalf of “Archie Grand” for a special permit for outdoor dining.

The staff has no objections.

On a motion made seconded and carried the Commission recommended approval of the proposed special permit.

3. 208 Mamaroneck Avenue – Request from Mr. Genaro Dominguez, on behalf of “Sundance Kitchen and Cantina” for a special permit for outdoor dining.

The staff has no objections.

On a motion made seconded and carried the Commission recommended approval of the proposed special permit.

4. 166A Mamaroneck Avenue – Request filed on behalf of “Casa Tacos Corp” for a special permit to allow for a “Cabaret” use at “Cantina Taqueria and Tequila Bar (Cantina)”.

The staff has no objections.

On a motion made seconded and carried the Commission recommended approval of the proposed special permit.

5. 80 Westchester Avenue – Request from Zarin and Steinmetz, on behalf of Toll Brothers Inc., and its affiliated entity TB White Plains Apartments LLC, for an amended Special Permit and Site Plan Approval associated with the development of a new Mixed-use project at 80 Westchester Avenue.

The staff reviewed the submitted plans and had the following comments:

A detailed parking management and maintenance plan must be submitted to the Parking Department for review.

A gate must be installed at the Franklin Avenue entrance to eliminate cut-through traffic.

Building Plan A-06 shows a “residential parking only access gate” without a turnaround area.

Acting Chairman Thomas Soyk stated that the proposed application has other issues that are in the process of additional review.

Councilman Payne asked if there was a new traffic study done. Thomas Soyk was not aware of a recent traffic study. He added that the volumes are significantly down from when the original study was done and the original study was conservative.

Councilman Payne also expressed concern with water flooding at that location. During the recent storm on Monday he witnessed difficulties on Westchester Avenue at this site.

Acting Chairman Thomas Soyk responded that the Department of Public Works does a SWIP of the area that looks at all the drainage for the site.

On a motion made, seconded and carried, the Commission recommended the approval of the staff recommendation for now and possibly modified later.

V. ADDENDUM

1. Five Renaissance Square – Request from Ms. Mary Leonard to create a Handicap Parking space near Five Renaissance Square. She would also like the existing 15 minute meters extended to one hour meters.

Acting Chairman Thomas Soyk stated that there is not enough area to correctly install a handicapped meter on Renaissance Square. If the markings on Hamilton Avenue are modified, with prior County approval, a handicapped space can be installed at that location. Additionally, prior to any changes of meters in the area, a survey should be conducted of meter usage near Five Renaissance Square.

A recommendation was made by Acting Chairman Thomas Soyk that this item be held.

On a motion made, seconded and carried, the Commission recommended approval of the Acting Chairman’s recommendations.

ADJOURNMENT

On a motion made, seconded and carried, the meeting adjourned at 8:36AM.