



Kenneth W. Jenkins
Westchester County Executive

Westchester County Planning Board Referral Review

Pursuant to Section 239 L, M and N of the General Municipal Law and
Section 277.61 of the County Administrative Code

October 22, 2025

Diana L. Quast, Town Clerk
Town of Yorktown
363 Underhill Avenue
Yorktown Heights, NY 10598

County Planning Board Referral File YTN 25-021 – Public Sites and Open Spaces Zoning Text Amendment

Dear Ms. Quast:

The Westchester County Planning Board has received a proposed local law to relocate the regulations requiring public sites and open spaces on site plans containing residential units from the Zoning section of the code specific to multifamily dwellings within the R-3 Multifamily Residential district, to the General Requirements and Design Standards section under the regulations for Site Plans or Parking Plans. The new requirements would establish increased parameters for the Approval Board to require public sites and open spaces within residential subdivisions and developments, or accept a fee-in-lieu. The same regulations would be required within the T – Transitional Zone.

We have reviewed this matter under the provisions of Section 239 L, M and N of the General Municipal Law and Section 277.61 of the County Administrative Code and find it to be a matter for local determination in accordance with the Town's planning and zoning policies.

Please inform us of the Town's decision so that we can make it a part of the record.

Thank you for calling this matter to our attention.

Respectfully,
WESTCHESTER COUNTY PLANNING BOARD

A handwritten signature in black ink, appearing to read "Bernard Thombs".

Bernard Thombs
Chair, Westchester County Planning Board

BT/mv

cc: Blanca Lopez, Commissioner, Westchester County Department of Planning