



VillageOfScarsdale
Clerk.Treasury

'26 JAN14 11:05AM

DECISIONS
PLANNING BOARD

JANUARY 13, 2026
7:00 P.M.

<u>APPLICANT</u>	<u>ACTION</u>	<u>VOTE</u>
1. 80 Garden Road LLC, Wood Garden Associates LLC and 2156 2 nd Avenue LLC 80, 88 and 90 Garden Road Subdivision Wetland Permit Site Plan – Adjoining Property Buffer Site Plan – Site Disturbance Site Plan – Demolition	Declare Lead Agency	5-0

Motion to Declare the Planning Board Lead Agency for SEQR Review: Mr. Badalato
 Second by: Ms. Brooks Avni

	Aye	Nay	Abstain	Absent
Mr. Clapp, Chair	X			
Mr. Badalato	X			
Ms. Pekarek	X			
Mr. Seiden	X			
Ms. Brooks Avni	X			

1. 80 Garden Road LLC, Wood Garden Associates LLC and 2156 2 nd Avenue LLC 80, 88 and 90 Garden Road Subdivision Wetland Permit Site Plan – Adjoining Property Buffer Site Plan – Site Disturbance Site Plan – Demolition	Continue Public Hearing	5-0
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Motion to continue the public hearing to the March 18, 2026, Planning Board meeting with a
 submission deadline of February 23, 2026: Mr. Seiden
 Second by: Ms. Pekarek

	Aye	Nay	Abstain	Absent
Mr. Clapp, Chair	X			
Mr. Badalato	X			
Ms. Pekarek	X			
Mr. Seiden	X			
Ms. Brooks Avni	X			



Kellan D. Cantrell, AICP, Village Planner
 Village of Scarsdale
 1/13/2026



VillageOfScarsdale

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**LEGAL NOTICE
PUBLIC HEARING
PLANNING BOARD
VILLAGE OF SCARSDALE**

NOTICE IS HEREBY GIVEN that a Public Hearing will be held by the Planning Board of the Village of Scarsdale in Rutherford Hall at Village Hall, 1001 Post Road, Scarsdale, N.Y. 10583, on Tuesday, January 13, 2026, at 7:00 p.m. at which time the Planning Board will consider the application of 80 Garden Road LLC, Wood Garden Associates LLC and 2156 2nd Avenue LLC for subdivision approval, pursuant to Chapters 310 and A319 of the Village Code, to merge and subdivide the existing three tax lots of 80, 88 and 90 Garden Road into six tax lots, site plan approval related to disturbance in the Adjoining Property Buffer, pursuant to Chapters 251 and 254 of the Village Code, exceeding the Site Disturbance threshold, pursuant to Chapter 251 of the Village Code, Demolition, pursuant to Chapter 251 of the Village Code and a Wetland Permit related to regulated activities within the Wetland-Controlled Area, pursuant to Chapter 171 of the Village Code, for the demolition of two existing single-family homes and the construction of five new single-family homes with site improvements, identified on the Village tax map as Sec. 16, Blk. 1, Lot 8A, Sec. 16, Blk. 4, Lot 3A and Sec. 16, Blk. 4, Lot 1.

Submitted materials may be viewed by –

- Logging on to www.scarsdale.gov
- Scroll down to the calendar
- Click on PLANNING BOARD – MEETING date, and
- Click on APPLICATIONS AND SUPPORTING DOCUMENTS

Please email planning@scarsdale.gov with any comments or questions.

To receive meeting agendas by e-mail, visit www.scarsdale.gov and click on “Notify Me” to subscribe.

By Order of the Planning Board, Scarsdale, N.Y, December 2, 2025.
Kellan D. Cantrell, AICP, Village Planner