



TOWN OF OSSINING

The Volunteer Spirited Town

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Supervisor

Rev 3/18/11

Fact Sheet on Comprehensive Plan and Proposed Zoning Law Process

- **Date of Public Hearing on Proposed Zoning changed to Tuesday, March 22, 2011, 7:30 pm**
Police/Court facility on Spring Street
- **Two significant changes made:**
 - **Allowing automotive uses to rebuild to existing footprint in case of disaster**
 - **Change from “Non-Conforming” Use to “Grandfathered” Use to clarify protection of existing automotive use businesses**
- **Comprehensive Plan Process:**
 - NYS recommends each municipality have a Comprehensive or Master Plan. Zoning should follow from the plan and must be consistent with adopted plans
 - In 2002, after a multi-year process involving public surveys, hearing and other forms of public input, the Town Board adopted the Comprehensive plan, working with a citizen committee and consultant planners
 - Plan recommends changes to North State Road
 - In 2009, the zoning component was begun
- **Zoning Changes Process:**
 - Working with the Planning Department, Town Board and Planning Board (both made up of appointed or elected citizen members), FP Clarke, our consultant planners, make recommendations to the Town Board.
 - Town Board discusses the recommendations at several meetings over 2009, 2010, and early 2010
 - Recommendation to make auto related uses “grandfathered” uses
 - Does not have sunset clause, so businesses can continue to operate
 - Does not hamper businesses from growing within current footprint – for example adding customers or other automotive services, re-use of existing space
 - Most businesses are already physically maxed out on space for expansion under current zoning regulations
 - Does not prevent sale of business or other change of ownership
 - Adds time to grandfathered use from 3 months to 1 year
 - Prevents other competitive businesses from moving to North State Road
 - Town Board changed proposed zoning allowing grandfathered uses to rebuild to existing footprint if catastrophe or natural disaster occurs
 - Call for public hearing on **March 22, 2011, 7:30 pm, 86/88 Spring Street**
 - Time for Town Board to hear public comments
 - Opportunity to discuss possible changes at work sessions
 - Town Board votes on Zoning Changes – date TBD, after public comment period