

03 April 2023

Ms. Kathleen (Tad) Moss, Zoning Administrator
Town of Hyde Park Planning Board
4383 Albany Post Road
Hyde Park, NY 12538

RE: Lands of Culinary Institute of America
1946 Campus Drive, Hyde Park, New York
Tax Parcel #: 133200-6063-02-906630,
133200-6063-02-940557,
133200-6063-02-966578

The applicant, Michael J. Sloan, AIA of Sloan Architects P.C., on behalf of the owner- The Culinary Institute of America (C.I.A.)- is applying for Site Plan Review and Signage Permit for proposed work at the North and South Entrances to the C.I.A campus.

The proposed new entrances gates will provide prominent landmark portal structures to be in keeping with the stature of the Culinary Institute and provide safety and security management of vehicle and pedestrian circulation.

An Application for Sign Permit has been submitted with this application to be reviewed for the display of both the permanent lettering that indicates the entrances are for the “Culinary Institute of America” and the motorized “Restaurant” signs mounted at both gates that indicates whether the restaurants within are open.

Variance applications will be submitted to the Zoning Board of Appeals for some non-conformance of current zoning regulation (maximum height of accessory structures, minimum yard setbacks and maximum number of signs).

The following materials are enclosed for your review:

C.I.A. Authorization Letter

Site Plan Review and Approval Application (the following items are stapled together) -

Application Form

Owner’s Consent Note

Site Plan Check List

Escrow Procedures

Ms. Kathleen (Tad) Moss, Zoning Administrator #Evg1

Short EAF- Part 1, Project Information
Sign Permit Application
Pre-Submission Conference with Town Comments
Colored Render of North and South Gates
Site Plan Drawing Set

Respectfully submitted,
SLOAN ARCHITECTS, P.C.

A handwritten signature in black ink, appearing to read "Michael J. Sloan". The signature is fluid and cursive, with a long horizontal stroke at the end.

Michael J. Sloan, AIA

Cc: C.I.A: John McEnrue, Senior Director - Facilities & Capital Projects