# AGENDA

Town of Oyster Bay
Planning Advisory Board
Meeting – April 16, 2026

## SITE PLAN APPROVAL

**154 Broadway, Hicksville NY 11801**
**(SP 23-411)**

The applicant is seeking a site plan approval from the Planning Advisory Board in accordance with the Town's Site Design Standards. This Site Plan application proposes the redevelopment of the site to accommodate a mixed-use facility that is three-stories in height and consists of two buildings separated by a driveway. The proposed Broadway buildings contains four retail units and a two-story restaurant, with 10 one- and two-bedroom apartments distributed on the second and third floors. The proposed West Cherry Street building contains 20 one- and two-bedroom apartments distributed on all three floors. In addition, there is underground parking and storage with additional parking on the ground floor and associated site improvements. The proposed use for the subject property is a permitted use pursuant to Chapter 246, Table 5.9.5.1 of the Code of the Town of Oyster Bay.