

TOWN OF HAVERSTRAW PLANNING BOARD
February 13, 2025 – 7:30PM

PLEDGE:

ROLL CALL:

Sal Corallo, Glenn Widmer, Robert Sambrato, Anthony Gizzi, William Riccaldo

ALTERNATE: James Monte

ABSENT:

ADOPTION OF MINUTES: January 08, 2025

1. 65 West Ramapo Road – Thiells Roseville Fire District

Site Plan Approval: Public Hearing

Construction of new two-story fire department building with related improvements

Approx. Gross Sq. Ft.: 22,733

2. Blaze 420, LLC. - 81 W. Ramapo Road – (Garnerville)

Section: 26.09 Block: 04 Lot(s): 01

Site Plan Approval: Determination

NYS Licensed Adult Recreational Use Cannabis Dispensary

Partial Building will be utilized - Approx. Gross Sq. Ft. :1,611

No On-site Consumption or production Proposed

NOT ON FEBRUARY AGENDA

3. BNE Letchworth – 100 Secor Road – (Thiells)

Section: 19.16 Block: 01 Lot(s): 14

Site Plan Approval:

Proposed Multi-Family dwellings – 6 Buildings & A Clubhouse

Approx. 300 Units

Applicant preparing SEQRA Draft Environmental Impact Statement

4. Marian Shrine - 174 Filors Lane – (Stony Point)

Section: 20.13 Block: 01 Lot(s): 01 (Haverstraw)

Section: 20.09 Block: 01 Lot(s): 33 (Stony Point)

Site Plan Approval: **Continuation of Public Hearing**

Ground mounted Solar Array to generate electricity delivered directly to Orange and Rockland Utility grid

5. 130 West. Ramapo Road - (Old Lavinia's) (Garnerville)

Section: 26.16 Block: 03 Lot(s): 40

Site Plan Approval: **Declare Lead Agency**

Declared Intent at 01/08/2025 Mtg.

2 Story Office Building

Utilize as Professional Office space

4,000 Sq. Ft. footprint and an 8,000 Sq. Ft. Total Area