

TOWN OF HAVERSTRAW ZONING BOARD OF APPEALS

May 8, 2024 **7:00 PM**

PLEDGE:

ROLL CALL: Gregg Lawless, Wilbur Aldridge, Greg Merriweather, Larry Margiotta, John Ramundo

ABSENT:

ADOPTION OF MINUTES:

- February 14, 2024
March 13, 2024 – No Meeting
April 10, 2024 – No Meeting

1. Eastgate – 321 Rt. 202. (Pomona)

Section: 25.19 Block: 02 Lot: 19 & 20

Public Hearing – Construct a Two Story Office Building (17,714 Sq. Ft.)

Requesting the Following Variances:

- **Off Street Parking –**
119 Spaces Required; 80 Spaces Provided
Variance: A 39 Space Reduction
- **Vehicular Access Requirement – No Closer than 50 Ft. to any Property Line**
Entrance to the site is 24.28' from Easterly Side Lot Line
Variance: 25.72'

2. Nathan Weber – 22 Dunnigan Dr. (Pomona)

Section: 25.16 Block: 01 Lot: 04

Public Hearing – Construct a new 533 SQ. Ft., elevated Side Yard Deck

Requesting the following Variance:

- **Side Yard -**
20' Required; 9.5' Provided
Variance: 10.5'

Not on the May Agenda:

1. Marian Shrine – 174 Filors Lane (Stony Point)

Section: 20.13 Block: 01 Lot: 01

Public Hearing – Construct a new 480,725 SQ. Ft., 5 Mega-Watt (AC) Ground Mounted Solar Array

Requesting the following Variance:

- **Minimum Lot Frontage, R-25 Zoning District -**
125' Required; 46.1' Provided
Variance: 78.9'