

TOWN OF HAVERSTRAW PLANNING BOARD
NOTICE OF PUBLIC HEARING

Please take notice that the Town of Haverstraw Planning Board does hereby schedule a Public Hearing to consider the application of Artur Kondov, 130 W. Ramapo Road, Garnerville for Site Plan Approval to construct a 2 Story, 12,000 Sq. Ft. Professional Office Building - 4,000 Sq. Ft. of which to be used as ancillary basement space for existing tenants.

Said property being located on the North side of West Ramapo Road and 0 Ft. West of Balsam Road.

Said property is located on the Town of Haverstraw Tax Map as Section 26.16, Block 03, Lot 40.

Said Public Hearing shall be held on Wednesday, December 10, 2025 at 7:30 PM in the large meeting room of Haverstraw Town Hall, One Rosman Road, Garnerville.

All interested parties are invited to attend and will be heard by the Board.

By Order of the Planning Board of the Town Of Haverstraw.

Sal Corallo, Chairman
Christie Tomm Addona, Planning Board Attorney
Annette Hendrie, Principal Clerk-Typist

December 2, 2025

TOWN OF HAVERSTRAW PLANNING BOARD

December 10, 2025 – 7:30PM

PLEDGE:

ROLL CALL:

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

ALTERNATE: James Monte

ABSENT:

ADOPTION OF MINUTES: November 12, 2025

1. 81 West. Ramapo Road - Town of Haverstraw – (Garnerville)

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

Site Plan Approval: Yoga/Fitness Studio

1,000 Sq. Ft. –

900 Sq. Ft. will be used for studio and 100 Sq. Ft. will be used for a bathroom

- **New Submission**
- **Public Hearing**

2. 130 West. Ramapo Road - (Old Lavinia's) (Garnerville)

Section: 25.16 Block: 03 Lot(s): 40

Site Plan Approval:

2 Story Office Building

Utilize as Professional Office space

12,000 Sq. Ft. Building with on-site Parking

- **Revised Submission**
- **Public Hearing**

Not on the Agenda

3. BNE Letchworth – Town of Haverstraw – (Thiells)

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

Site Plan Approval:

Proposed Multi-Family dwellings – 7 Buildings & A Clubhouse

Approx. 300 Units