

**VILLAGE OF UPPER NYACK
PLANNING BOARD
NOTICE OF PUBLIC HEARING**

Notice is hereby given that a Public Hearing will be held on **Wednesday, November 15, 2023 at 7:30 pm at The Old Stone Meeting House, 347 North Broadway, Upper Nyack, NY** before the Upper Nyack Planning Board, to take such action as may come before said Board:

PUBLIC HEARINGS:

1. Gregory Fisher for NBroadway LLC and 603 North Broadway LLC, County Map 60.10-01-08 and 60.10-01-10.

Continuation from July 26, 2023. Application for site plan approval of lot line merger between the two subject adjacent lots; Lot 8 being vacant and Lot 10 having been improved with a single-family residence located in the Residence R-30 District with Hudson River Overlay.

2. James Bumgardner, 515 North Midland Avenue, County Map 60.13-03-01.01.

Application for ground mount solar installation on property improved with an existing single-family residence located in the Residence R-20 Zoning District.

3. John and Allison Rohlwing, 23 West End Road, County Map 60.17-03-04.

Application for site plan approval of replacement of front porch on property improved with an existing single-family residence located in the Residence R-10 Zoning District

4. Eric Carter, 503 North Broadway, County Map 60.14-01-06.

Application for site plan approval for reconstruction of seawall, install a fixed timber pier, gangway and floating dock on property improved with an existing single-family residence located in the Residence R-30 District with Hudson River Overlay.

A meeting agenda, plans, application materials, and other information will be posted on the Village's website -- <https://www.uppernyack-ny.us/>-- in advance of the meeting. Copies of the applications are available for public inspection in Village Hall during regular business hours, 9am-12 noon. Comments and questions can also be provided via email before the meeting to Janet Guerra, Board Secretary, at boardsecretary@uppernyack-ny.us.

Dated: November 8, 2023

William Pfaff, Chairman Planning Board