



TOWN OF NEWBURGH
Crossroads of the Northeast

21 HUDSON VALLEY PROFESSIONAL PLAZA
NEWBURGH, NEW YORK 12550

PLANNING BOARD
JOHN P. EWASUTYN, CHAIRMAN
TELEPHONE 845-564-7804
FAX 845-564-7802
E-MAIL: planningboard@townofnewburgh.org

PLANNING BOARD AGENDA

**December 7th, 2023
7:00 PM**

****PLEASE NOTE: The Planning Board Meeting will start at 7:00 P.M. and all Applicants/Representatives are to be present at that time. The Meeting will be held in the Meeting Room of Town Hall, located at 1496 Route 300, Newburgh NY.****

This will be an in-person meeting at Town Hall

Online meeting materials: <http://www.townofnewburgh.org/cn/meetings/>

- 1. O'Reilly Auto Parts (23-21)** SIGNAGE/ARB
1401 NYS Route 300
Section 60, Block 3, Lot 41.21
Zone: IB
Rep: Kinetic Design and Development
2215 W Chesterfield Blvd. Suite 01
Springfield, MO 65807

- 2. Newburgh Chicken, LLC (23-17)** SITE PLAN
197 South Plank Road
Section 60, Block 3, Lot 6.1
Zone: B
Rep: Keane & Beane, P.C.
200 Westage Business Center
Fishkill, NY 12524

- 3. Spark Car Wash (23-23)** INITIAL APPEARANCE
SITE PLAN
1229 Route 300
Section 96, Block 1, Lots 4 & 5
Zone: AC
Rep: Jeffrey Martel, P.E.
15 Spring St., 2nd Floor
Princeton, NJ 08542

4. Newburgh Commons (23-24)

5430 & 5450 Route 9W
Section 9, Block 1, Lot 53.1.13
Zone: R-3/B
Rep: JMC Planning Engineering
120 Bedford Road
Armonk, NY 10504

INITIAL APPEARANCE
SITE PLAN

5. Dollar General (23-25)

242 South Plank Road
Section 60, Block 2, Lot 65
Zone B & IB
Rep: Mecurio-Norton-Tarolli-Marshall, Engineering & Land Surveying
PO Box 166/45 Main St.
Pine Bush, NY 12566

INITIAL APPEARANCE
SITE PLAN

PLANNING BOARD BUSINESS – December 7th, 2023
WORK SESSION—5:30 PM Start Time