

**Village of Nyack
Planning Board
Agenda
November 3, 2025
7:00pm**

- 1. 80 South Broadway.** Continuation of Site Plan application for the demolition of existing gas station and construction of a new 4-story mixed-use building containing retail space on ground floor and 18 residential units on upper floors. Parking will be provided in cellar and in front of building.
ON AGENDA FOR ADJOURNMENT PURPOSES ONLY
- 2. 45 Route 59.** Continuation of Site Plan application to construct a steel commercial building to be used as a cabinet and counter-top storage facility and small showroom for the public.
ON AGENDA FOR ADJOURNMENT PURPOSES ONLY
- 3. 11 Fourth Avenue.** Schenley Vital. Application for Site Plan approval to demolish a detached single-family dwelling for a two-lot subdivision and to develop a new detached two-family dwelling on each new lot.
- 4. Board discussion about the date of the December Planning Board Meeting due to conflict with Village Board of Trustees Reorganizational Meeting on December 1st.**