Thursday, February 13, 2025
Town of Monroe Planning Board Workshop Meeting
TOWN OF MONROE, NEW YORK
Town Hall
1465 Orange Turnpike
Monroe, NY 10950
6:30 PM

1. Welcome

Subject :	1.1 Roll Call
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	1. Welcome
Type :	Action, Discussion
Subject :	1.2 Point out Fire Exits
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	1. Welcome
Type :	Procedural
Subject :	1.3 Pledge of Allegiance
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	1. Welcome
Type :	Procedural

2. Returning Projects

Subject :	2.1 Henry Farms (0201-2022) SBL # 29-1-2.52 Intersection of Lakes Rd & Camp Monroe
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	2. Returning Projects
Type :	Action, Discussion
Subject :	2.2 Lands of Leva (0230-2024) SBL # 21-2-12 Crnr of Stevens Ct & Rye Hill Rd, Monroe, NY
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	2. Returning Projects
Type :	Action, Discussion
Subject :	2.3 Monroe Commons (0182-2020) SBL # 2-1-10 Nininger Road, Monroe NY
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	2. Returning Projects

Type :	Action, Discussion
Recommended Action :	BE IT RESOLVED, that the Planning Board of the Town of Monroe hereby makes a motion to

Motion & Voting

BE IT RESOLVED, that the Planning Board of the Town of Monroe hereby makes a motion to approve the Phase Grading Plan for Monroe Nininger LLC subject to the revision that our attorney made.

Motion by Pat Shea, second by J Louis Rivera.
Final Resolution: Motion Carries
Yea: Chairperson - Bonnie Franson, Pat Shea, J Louis Rivera, Robert Garstak

Subject :	2.4 Walmart Parking (0218-2024) SBL # 2-1-31.1 Larkin Drive, Monroe, NY
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	2. Returning Projects
Type :	Action, Discussion
Recommended Action :	BE IT RESOLVED, that the Planning Board of the Town of Monroe hereby makes a motion to

Motion & Voting

BE IT RESOLVED, that the Planning Board of the Town of Monroe hereby makes a motion to declare intent to be lead agency for the proposed Walmart Storage container application and its building expansion subject to receiving an adequate SEAF and we ask that the attorney put together the notice of intent.

Motion by Chairperson - Bonnie Franson, second by Robert Garstak.
Final Resolution: Motion Carries
Yea: Chairperson - Bonnie Franson, Pat Shea, J Louis Rivera, Robert Garstak
BE IT RESOLVED, that the Planning Board of the Town of Monroe hereby makes a motion to classify this action as an unlisted action.

Motion by Chairperson - Bonnie Franson, second by J Louis Rivera.
Final Resolution: Motion Carries
Yea: Chairperson - Bonnie Franson, Pat Shea, J Louis Rivera, Robert Garstak

3. New Projects

Subject :	3.1 Walmart Expansion - (0233-2024) SBL # 2-1-31.1 Larkin Dr. Monroe, NY
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	3. New Projects
Type :	Action, Discussion
Subject :	3.2 81 Raywood Drive Lot # 3 (0238-2025) SBL # 43-1-11.3 Raywood Drive, Monroe NY

Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	3. New Projects
Type :	Action, Discussion

4. Minutes

Subject :	4.1 June 13, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.2 July 11, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.3 September 12, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.4 September 17, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.5 October 15, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.6 November 14, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.7 December 12, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting

Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.8 December 17, 2024
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion
Subject :	4.9 January 9, 2025
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	4. Minutes
Type :	Action, Discussion

5. Adjournment

Subject :	5.1 Adjourn Meeting
Meeting :	Feb 13, 2025 - Town of Monroe Planning Board Workshop Meeting
Category :	5. Adjournment
Type :	Action, Discussion
Recommended Action :	BE IT RESOLVED, that the Planning Board of the Town of Monroe hereby

Motion & Voting

BE IT RESOLVED, that the Planning Board of the Town of Monroe hereby makes a motion to adjourn this meeting.

Motion by Chairperson - Bonnie Franson, second by Pat Shea.
Final Resolution: Motion Carries
Yea: Chairperson - Bonnie Franson, Pat Shea, J Louis Rivera, Robert Garstak