

**VILLAGE OF SOUTH BLOOMING GROVE PLANNING BOARD
DRAFT RESOLUTION - JANUARY 19, 2023**

585 CLOVE ROAD

WHEREAS, the Village of South Blooming Grove Planning Board has received a Site Plan for a 4-story commercial building with 13,435 square feet per floor, which project is more fully described on maps prepared by Arden Consulting Engineers, PLLC and dated June 28, 2022; and

WHEREAS, a Environmental Assessment Form has been prepared for this project and the Planning Board has issued a Negative Declaration as to significant environmental impacts;

BE IT THEREFORE RESOLVED, said project is hereby granted Conditional Site Plan Approval subject to the following conditions:

1. Notwithstanding any existing or proposed future arrangements for Payments In Lieu of Taxes (PILOT) related to the property being developed in this instance, no taxes due the Village of South Blooming Grove shall, under any circumstance, be abated in any fashion and the Village shall receive 100% of all real property or other taxes ordinarily due the municipality.
2. The Site Plan shall be revised to comply with the conditions of the Village of South Blooming Grove Zoning Board of Appeal in granting a building height variance.
3. The Developer, prior to Final Site Plan approval signature, shall pay all outstanding professional and other fees due the Village of South Blooming Grove.
4. All fees due in lieu of parkland reservation under Chapter 120 of the Village of South Blooming Grove Code shall be paid in full prior to Final Site Plan approval.