

TOWN OF CLARENCE
One Town Place, Clarence, NY 14031
In-Person Planning Board Meeting
August 20, 2025 at 7:00 pm

Also Available via Live Stream for Viewing/Listening Only*

*The Town reserves the right to continue the In-Person Meeting without the live stream component should any technical issues arise.
YouTube: @ClarenceNY | www.youtube.com/@ClarenceNY

Work Session 6:30 pm (not available on live stream)

Review of State Environmental Quality Review Act Items
Review of Agenda & Miscellaneous Items

Agenda 7:00 pm

Approval of Meeting Minutes

Item 1

Harris Hill Development, LLC.
Commercial & Restricted Business

Requests amended Concept Plan approval of a proposed mixed-use project containing multiple-family housing and commercial space at 8450 Sheridan Drive, SBL 70.11-5-1.

Item 2

Value Turf, LLC.
Restricted Business & Residential Single-Family

Requests a Recommendation of a Temporary Conditional Permit for the addition of a detached accessory structure for business storage and operation at 8337 Sheridan Drive.

Item 3

Mattina Development, LLC.
Industrial Business Park

Requests Development Plan approval of a Conceptually approved commercial plaza at the southeast corner of County Road & James Ryan Parkway, SBL 44.00-1-55.

Item 4

Custom Controllerzz
Restricted Business

Requests Development Plan approval of a Conceptually approved office and warehouse building at 8003 Transit Road.

Item 5

Pro-Cut Property Services, LLC.
Restricted Business

Requests a Recommendation of a Temporary Conditional Permit for the operation of a landscape business to the rear of property at 8325 Transit Road.