

DRAINAGE AGENCY
A DIVISION OF THE HIGHWAY DEPARTMENT
26 Scotland Hill Road, Chestnut Ridge, NY 10977
Phone: (845) 638-5060 Fax: (845) 638-5037
Email: Drainageagency@co.rockland.ny.us

Charles H. "Skip" Vezzetti
Superintendent of Highways
Chairman, Drainage Agency

Via email: planningzoningclerk@villageofmontebello.com

February 25, 2026

Zoning Board of Appeals
Village of Montebello
One Montebello Road
Montebello, NY 10901
Attn.: Regina Rivera, Clerk to the Board

Re: 3 Henry Court Addition

Location: 3 Henry Court, Suffern
Parcel ID(s): Section 48.10, Block 1, Lot(s) 32
Municipality Village of Montebello
Resource: Mahwah River

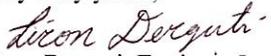
Dear Zoning Board Members:

The Rockland County Drainage Agency (RCDA) has reviewed the above referenced proposal as prepared by Sparaco & Youngblood, PLLC, dated/last revised 02/10/2026, included with the municipal referral dated 2/11/2026. Based on a review, the RCDA offers the following comment(s):

- 1) The above referenced site is within the jurisdiction of the RCDA, pursuant to the Rockland County Stream Control Act, and therefore, a Stream Control Act permit from the RCDA is required for the current proposal. Please have the applicant submit an application to the RCDA directly. The RCDA will provide project specific comments upon receipt and review of the permit application submission. Copies of permit application package and Chapter 846: Rockland County Stream Control Act are being mailed to the property owner with a copy of this letter and are also available at the County website, within Highway Department, Drainage Division. The RCDA encourages the applicant to schedule a pre-application meeting before the submission of the permit application.
- 2) By copy of this letter the RCDA is notifying municipal land use boards and departments that the site is within the jurisdiction of the RCDA, pursuant to the Rockland County Stream Control Act, Chapter 846, as noted above. All future development proposals for this site will require a review and a written determination from the RCDA as to whether a permit is required. The RCDA recommends that the municipal departments ensure the site has no outstanding violations and the applicant has secured the required permit from the RCDA, prior to granting development permits.

Please contact the RCDA at (845) 638-5060 or by email: drainageagency@co.rockland.ny.us, if you have any questions regarding this matter.

Very truly yours,


Liron Derguti, Engineer I
Rockland County Drainage Agency

c: Jacob Goldberger, Property Owner, 3 Henry Court, Suffern, NY 10901, (w/ encl./attach.)

By email: jacob.26g@gmail.com & Certified Mail, Article No. : 9589 0710 5270 0039 5288 79

Kent Rigg, P.E., RCDA
Building Department, Village of Montebello
Planning Board, Village of Montebello
Steve Sparaco, P.E., Sparaco & Youngblood, PLLC
Rockland County Planning Department
Nicholas King, Rockland County Sewer District No. 1
File

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(by Tyler EPL)
(by email)
(File: 26 RMar 19)*