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July 10, 2017

Honorable Supervisor/Mayor Ronald Belmont
and Members of the Town/Village Board
Town/Village of Harrison
One Heineman Place
Harrison, New York 10528

Re: 106/108/110 Corporate Park Drive Owner SPE LLC
Final Special Exception Use Permit Application
106 – 110 Corporate Park Drive, Harrison, New York

Dear Supervisor/Mayor Belmont & Members of the Town/Village Board:

This firm represents 106/108/110 Corporate Park Drive Owner SPE LLC¹ (hereinafter referred to as "Petitioner" or "Normandy"), the owner of the property located at 106 – 110 Corporate Park Drive (the "Property"). Petitioner is a real estate company and land developer that owns a significant amount of property in the "Platinum Mile" area along the I-287 corridor in both the Town/Village of Harrison ("Harrison") and the City of White Plains. Normandy is partnering with Wegmans Food Markets, Inc. ("Wegmans"), a high end, family-owned grocery store, headquartered in Rochester, New York for the redevelopment of this Property.

As you may recall, the proposal involves the demolition of the three (3) existing underutilized office buildings on the Property (the day care building in the rear of the Property would continue to operate), and construction of a new Wegmans Food Market. The primary building proposed for the Property will be an approximately 125,000 square foot grocery store, as well as a one-story, approximately 8,000 square foot stand-alone retail building. There will be 736 parking spaces provided,² together with significant landscaping and new modern stormwater management improvements throughout the Property.

¹ 106/108/110 Corporate Park Drive Owner SPE LLC is an affiliate of Normandy Real Estate Partners, LLC.

² This does not include the existing 44 parking spaces associated with the day care, which will remain.