

**ULSTER COUNTY PLANNING BOARD**  
***Agenda – January 4, 2012***

The Ulster County Planning Board Meeting  
7:30 p.m. – Surrogate Courtroom, 3<sup>rd</sup> Floor  
County Office Building

**The Executive Committee Will Meet at 6:45 PM**  
Mr. Watkins, Ms. Pecora, Mr. Budziak, Mr. Wilkin, Ms. Elwell, & Ms. Hokanson,

**1. ROLL CALL**

**2. PREVIOUS MINUTES**

**3. FINANCIAL REPORT - Reflecting End of 2011 Figures**  
(See separate worksheet)

**4. PUBLIC COMMENT**

**5. COMMUNITY REPORT**

**6. COMMUNICATIONS - See Flipside of Page**

**7. ZONING REFERRALS – See Separate Zoning Agenda**

**8. OLD BUSINESS**

- a. Charter Revisions – County Attorney Opinion
- b. Committee Assignments and Schedules
- c. Grant Update
  - Awards
  - Housing Rehabilitation Grant           \$750,000
  - Continuum of Care – Housing       > \$1 million
  - Ag Recovery Grant                       \$57,000

Applications

- Ag Recovery Grant – Round 2
- Main Street Recovery – Round 1

**8. NEW BUSINESS**

- a. **Training Seminar Scheduled (f)**
  - **Waterfront Revitalization – January 12<sup>th</sup> from 1-5 at Steel House Restaurant, Kingston, NY** (Contact Emilie Hauser at 889-4745 x112)
- b. **New Staff Member – Brian Slack, Sr. Transportation Planner**
- c. Environmental Notice Bulletin & Grant Opportunities– *See Separate Agenda*

**9. ADJOURNMENT**

Please join us for a Holiday get-together immediately following the meeting  
~ Feel free to bring a favorite snack or dessert ~

KEY: (f) = handout will be in folder at meeting  
(m) = handout included in the mailing

## COMMUNICATIONS

- City of Kingston Planning Board Designation as Lead Agency for site development plan and subdivision, to accommodate manufacturing occupancies (Stavo Industries & Wolf-Tec Inc) in an existing facility(formerly Colony Liquor), along with various supporting infrastructure improvements at 132 and 132 R. Flatbush Avenue, Kingston. (SBL#48.74-3-29.111 & 48.74-3-29.112) Zone M-1, Ward 6. Each applicant proposes a small building addition (Lot 1 Stavo Industries, Inc – 2,640SF & Lot 2 Wolf-Tec, Inc – 1,300SF) to provide access to specific areas of the existing buildings along with modifications to the parking layout. Total acreage of project area – 22.15 acres.
- Town of Ulster Planning Board – Reaffirmation of Lead Agency – Ulster Gardens Sr. Living and MF Housing with 164 dwelling units – Previously completed SEQR review and adopted Findings Statement (6/16/09) for development of 128-unit mixed residential project consisting of 100 attached fee simple townhomes and 28 multi-family townhomes to be located on approximately 48-acre portion of SBL#48.58-7-21.10. Received proposed amended action seeking subdivision approval to subdivide 51.16-acre parcel (SBL 48.58-7-21.10) into two parcels of 4.53 acres and 46.63 acres; cluster development approval by Planning Board; and Special Use Permit approval by Town board to develop a 112-unit Senior Living Community along with 52 Multi-family dwelling (attached dwellings) on the proposed 46.63-acre parcel.
- Town of Ulster Town Board – Finding Statement for TechCity East Campus – See Resolution #2012-009 on January 4<sup>th</sup> zoning agenda – TechCity Properties, Inc has submitted an application for two actions to allow redevelopment of approx 2,000,000SF of former industrial space.
  1. An amendment of Chapter 190 of Town Code, Zoning, to establish a Redevelopment Overlay Dist (ROD) that provides alternative provisions for use and development of certain qualifying sites in Office Manufacturing (OM) Dists. Zoning Map will also be revised to designate TechCity East Campus as such a district.
  2. Approval of a proposed “Comprehensive Design Plan” (CDP) for the redevelopment of the East Campus of TechCity prepared in accordance with the provisions of the proposed ROD, which establishes the general distribution of uses, location and layout of buildings, parking and interior circulation within the district to be designated.