

Ulster County Planning Board Minutes



2/6/2008

Ellenville

Referral Number **2008027** Received: 1/14/2008
Name: **Denise Kassel** Type of Referral: **Special Permit**
Description: Renovate existing retail space and create two accessory apartments on second floor
Project Location: 122 Canal Street
Recommendation: **Required Modifications**
Motion: Pecora Abstentions:
Second: Elwell
Vote: Yes No

Esopus

Referral Number **2008035** Received: 1/31/2008
Name: **Port Ewen Shopping Center** Type of Referral: **Site Plan**
Description: Retail Structures - 4-unit strip mall and free-standing dunkin donuts (9600 total SF)
Project Location: 9W by Boces, Port Ewen Diner
Recommendation: **Required Modifications**
Motion: Elwell Abstentions: Pecora
Second: Hudson
Vote: Yes No

Hurley

Referral Number **2008021** Received: 1/9/2008
Name: **4-Plex Apartment** Type of Referral: **Special Permit**
Description: Convert existing single-family with accessory apt to 4-apartments.
Project Location: 1348 Route 28 West Hurley
Recommendation: **Required Modifications**
Motion: Martorana Abstentions:
Second: Pecora
Vote: Yes No

Hurley

Referral Number **2008022** Received: 1/9/2008
Name: **4-Plex Apartment** Type of Referral: **Site Plan**
Description: Convert existing single-family with accessory apt to 4-apartments.
Project Location: 1348 Route 28 West Hurley
Recommendation: **Required Modifications**
Motion: Martorana Abstentions:
Second: Pecora
Vote: Yes No

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Hurley

Referral Number **2008023** Received: 1/9/2008
Name: **Sign** Type of Referral: **Site Plan**
Description: Zoning compliant free standing sign
Project Location: 1380 Route 28/Van Dale Road West Hurley
Recommendation: **No County Impact**
Motion: Finkle Abstentions:
Second: Beuf
Vote: Yes No

Kingston City

Referral Number **2008019** Received: 1/9/2008
Name: **Transart** Type of Referral: **Variance-Area**
Description: Minimum Lot area, parking setbacks, and parking variances
Project Location: 105-107 Henry Street
Recommendation: **No County Impact**
Motion: Elwell Abstentions: Finkle
Second: Pecora
Vote: Yes No

Kingston City

Referral Number **2008020** Received: 1/9/2008
Name: **Zella M. Smith** Type of Referral: **Variance-Use**
Description: Convert 2 family to 3 family
Project Location: 25 Clinton Avenue
Recommendation: **No County Impact - Non-Binding Comments**
Motion: Elwell Abstentions:
Second: Beuf
Vote: Yes No

Kingston City

Referral Number **2008036** Received: 2/1/2008
Name: **Golden Ginza Outdoor Dining Area** Type of Referral: **Special Permit**
Description: Allow outdoor dining area (6 tables)
Project Location: 24-28 Broadway
Recommendation: **Required Modifications**
Motion: Finkle Abstentions:
Second: Martorana
Vote: Yes No

Marbletown

Referral Number **2008018** Received: 1/4/2008
Name: **Natural Heritage Plan** Type of Referral: **Other Special Authorization**
Description: Open Space Plan
Project Location:
Recommendation: **No County Impact - Non-Binding Comments**
Motion: Martorana Abstentions: Natale
Second: Anderson
Vote: Yes No

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Marbletown

Referral Number: **2008037** Received: 1/23/2008
Name: **Amend Chapter 21 - AG, Clean Water, OSP, and A** Type of Referral: **Other Special Authorization**
Description: Amend section on membership, offers and meetings of the commission
Project Location:
Recommendation: **No County Impact**
Motion: Pecora Abstentions: Natale
Second: Elwell
Vote: Yes No

New Paltz Town

Referral Number: **2008034** Received: 1/30/2008
Name: **Mohonk Mtn House Gate House** Type of Referral: **Site Plan**
Description: Improve entrance/gateway into resort
Project Location: 1000 Mountain Rest Road
Recommendation: **No County Impact - Non-Binding Comments**
Motion: Pecora Abstentions:
Second: Finkle
Vote: Yes No

Olive

Referral Number: **2008028** Received: 1/14/2008
Name: **Juliano Ventures** Type of Referral: **Site Plan**
Description: Expand convenience store sales area within existing structure, modify front of façade
Project Location: 3139 Route 28 Shokan
Recommendation: **No County Impact - Non-Binding Comments**
Motion: Elwell Abstentions:
Second: Anderson
Vote: Yes No

Plattekill

Referral Number: **2008016** Received: 1/7/2008
Name: **Anna Maria Carrero** Type of Referral: **Variance-Area**
Description: .04 acre variance from 80000 SF requirement (subdivision)
Project Location: Plattekill- Ardonia Road
Recommendation: **No County Impact**
Motion: Finkle Abstentions:
Second: Hudson
Vote: Yes No

Plattekill

Referral Number: **2008017** Received: 1/4/2008
Name: **Lester Wager** Type of Referral: **Variance-Area**
Description: 47 foot front yard variance as a result of 3-lot subdivision
Project Location: 2192 Route 32 Plattekill
Recommendation: **No County Impact - Non-Binding Comments**
Motion: Elwell Abstentions: Wilkin
Second: Hudson
Vote: Yes No

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Saugerties Town

Referral Number **2008031** Received: 1/28/2008
Name: **Amend Zoning Law and Map** Type of Referral: **Amend Zoning Statute**
Description: Amended in response to UCPB's prior recommendations
Project Location:
Recommendation: **No County Impact - Non-Binding Comments**
Motion: Elwell Abstentions: Praetorius
Second: Anderson No: Greitzer
Vote: Yes No

Ulster

Referral Number **2008026** Received: 1/8/2008
Name: **Mid-Hudson Valley Federal Credit Union** Type of Referral: **Variance-Area**
Description: wall sign variances
Project Location: 1099 Morton Blvd
Recommendation: **No County Impact**
Motion: Pecora Abstentions: Budziak
Second: Anderson No: Hokanson
Vote: Yes No

Ulster

Referral Number **2008029** Received: 1/25/2008
Name: **Resource Center for Accessible Living, Inc** Type of Referral: **Site Plan**
Description: Renovate existing 4,800 SF structure and convert to office use
Project Location: 731 Ulster Avenue
Recommendation: **Required Modifications**
Motion: Anderson Abstentions: Budziak
Second: Elwell
Vote: Yes No

Ulster

Referral Number **2008030** Received: 1/25/2008
Name: **Kings Mall** Type of Referral: **Variance-Area**
Description: Renovate and expand existing directory sign by 72 SF (two new panels)
Project Location: 400 Kings Mall Court
Recommendation: **Disapprove**
Motion: Pecora Abstentions: Budziak
Second: Elwell
Vote: Yes No

Ulster

Referral Number **2008032** Received: 1/30/2008
Name: **Four Cousins Burgers and Fries** Type of Referral: **Site Plan**
Description: Convert Existing structure (former Vision Excel Building) to restaurant
Project Location: 1202 Ulster Avenue
Recommendation: **Required Modifications**
Motion: Martorana Abstentions: Budziak
Second: Anderson Pritchard
Vote: Yes No

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Ulster

Referral Number **2008033** Received: 1/25/2008
Name: **Dena Marie Plaza** Type of Referral: **Site Plan**
Description: Update to site plan (demolition and construction)
Project Location: 800-810 Miron Lane
Recommendation: **Required Modifications**
Motion: Pecora Abstentions: Budziak
Second: Anderson
Vote: Yes No