

Ulster County Planning Board Minutes



9/2/2009

Hurley

Referral Number **2009160** Received: 8/3/2009
Name: **Real Estate & Engineer's Office** Type of Referral: **Site Plan**
Description: Professional office in existing structure
Project Location: 1304 Route 28
Recommendation: **No County Impact**
Motion: Beuf Abstentions: Hakim
Second: Watkins
Vote: Yes 16 No 0

Hurley

Referral Number **2009161** Received: 8/3/2009
Name: **Real Estate & Engineer's Office** Type of Referral: **Special Permit**
Description: Professional Office in Route 28 Overlay District
Project Location: 1304 Route 28
Recommendation: **No County Impact**
Motion: Beuf Abstentions: Hakim
Second: Watkins
Vote: Yes 16 No 0

Hurley

Referral Number **2009171** Received: 8/19/2009
Name: **The Woods** Type of Referral: **Subdivision**
Description: Six lot Subdivision w/ private road acces. One lot in Hurley, the other five in Woodstock.
Project Location: Van Dale Rd
Recommendation: **Advisory Comments**
Motion: Beuf Abstentions: Hakim
Second: Pecora Praetorius
Vote: Yes 15 No 0

Lloyd

Referral Number **2009140** Received: 7/13/2009
Name: **Adoption of Farming Law** Type of Referral: **Other Special Authorization**
Description: Law makes developers of residential developments acknowledge nearby farms and farmers' right to farm on them.
Project Location:
Recommendation: **No County Impact**
Motion: Praetorius Abstentions: Martorana
Second: Pecora
Vote: Yes 16 No 0

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Lloyd

Referral Number **2009141** Received: 7/13/2009
Name: **Updated Subdivision Laws** Type of Referral: **Amend Zoning Statute**
Description: Regulations for conservation subdivision, completion of improvements, and certificates of compliance for structures fronting
Project Location:
Recommendation: **Required Modifications**
Motion: Beuf Abstentions: Martorana
Second: Elwell
Vote: Yes No

Lloyd

Referral Number **2009142** Received: 7/13/2009
Name: **Updated Zoning Laws** Type of Referral: **Amend Zoning Statute**
Description: Updated zoning code with extensive revisions. Articles on overlay districts, supplementary regulations, and special use per
Project Location:
Recommendation: **Required Modifications**
Motion: Elwell Abstentions: Martorana
Second: Beuf
Vote: Yes No

Lloyd

Referral Number **2009143** Received: 7/13/2009
Name: **Updated Zoning Map** Type of Referral: **Amend Zoning Map**
Description: Zoning map updated to reflect changes to zoning code.
Project Location:
Recommendation: **Required Modifications**
Motion: Pecora Abstentions: Martorana
Second: Beuf
Vote: Yes No

Marlborough

Referral Number **2009170** Received: 8/20/2009
Name: **Zambito & Son** Type of Referral: **Site Plan**
Description: Add second floor to existing structure, plus site improvements
Project Location: 25 Western Ave, Marlboro
Recommendation: **Required Modifications**
Motion: Beuf Abstentions:
Second: Martorana
Vote: Yes No

Marlborough

Referral Number **2009173** Received: 8/26/2009
Name: **Hudson Valley Domicile., LLC** Type of Referral: **Site Plan**
Description: Site modification to handle out door events. No new buildings proposed.
Project Location: 240 Milton Tpk
Recommendation: **Required Modifications**
Motion: Watkins Abstentions: Beuf
Second: Holmquist
Vote: Yes No

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New Paltz Town

Referral Number **2009164** Received: 7/30/2009
Name: **Signage Laws** Type of Referral: **Amend Zoning Statute**
Description: Amend Zoning Statute with respect to signage
Project Location:
Recommendation: **Advisory Comments**
Motion: Pecora Abstentions: Hokanson
Second: Watkins
Vote: Yes **16** No **0**

New Paltz Village

Referral Number **2009175** Received: 8/28/2009
Name: **Flood Damage Prevention Law** Type of Referral: **Other Special Authorization**
Description: Flood damage prevention law
Project Location:
Recommendation: **Advisory Comments**
Motion: Pecora Abstentions:
Second: Elwell
Vote: Yes **17** No **0**

Olive

Referral Number **2009176** Received: 8/28/2009
Name: **Ron Rubio** Type of Referral: **Variance-Use**
Description: Change of use from martial arts theatre to seling firewood, mulch, and rough lumber - not allowed in zone
Project Location: 3362 State Route 28 Shokan, NY
Recommendation: **Required Modifications**
Motion: Beuf Abstentions:
Second: Elwell
Vote: Yes **17** No **0**

Saugerties

Referral Number **2009169** Received: 8/17/2009
Name: **KOSCO Tank Sign** Type of Referral: **Variance-Area**
Description: Variance for 2 free-standing signs where one is allowed
Project Location: 2926 Rt. 32 North
Recommendation: **Disapprove**
Motion: Martorana Abstentions: Praetorius
Second: Holmquist
Vote: Yes **16** No **0**

Shawangunk

Referral Number **2009168** Received: 8/14/2009
Name: **Karen Hooper** Type of Referral: **Variance-Area**
Description: 15' side-yard variance for installation of double-wide trailer.
Project Location: 2053 Albany Ave
Recommendation: **No County Impact**
Motion: Praetorius Abstentions: Watkins
Second: Elwell
Vote: Yes **16** No **0**

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Ulster Town

Referral Number **2009167** Received: 8/14/2009
Name: **Flood Damage Prevention Law** Type of Referral: **Other Special Authorization**
Description: Flood damage prevention law requirements.
Project Location:
Recommendation: **Advisory Comments**
Motion: Pecora Abstentions: Budziak
Second: Beuf
Vote: Yes No

Ulster Town

Referral Number **2009172** Received: 8/20/2009
Name: **Farm to Table Co-Packers** Type of Referral: **Site Plan**
Description: Food production, packaging and wholesale distributor to occupy 17,000 s.q. feet in old IBM kitchen at Tech City
Project Location: 700-798 Enterprise Dr
Recommendation: **No County Impact**
Motion: Praetorius Abstentions: Budziak
Second: Holmquist Beuf
Vote: Yes No

Wawarsing

Referral Number **2009166** Received: 8/13/2009
Name: **Samaritan Village** Type of Referral: **Site Plan**
Description: Amendment to existing site plan (change in location of dormitory)
Project Location: 751 Briggs Highway, Ellenville
Recommendation: **Required Modifications**
Motion: Watkins Abstentions:
Second: Elwell
Vote: Yes No

Woodstock

Referral Number **2009165** Received: 8/7/2009
Name: **Mark Peritz** Type of Referral: **Area Variance**
Description: Variances to subdivide land into two undersized lots. Had 2 pre-existing structures.
Project Location: 18-24 Shale Dr
Recommendation: **Required Modifications**
Motion: Martorana Abstentions:
Second: Praetorius
Vote: Yes No

Woodstock

Referral Number **2009174** Received: 8/26/2009
Name: **105 Tinker Steet** Type of Referral: **Site Plan**
Description: Construction of brick padio on front yard and new landscaping
Project Location: 105 Tinker St
Recommendation: **No County Impact**
Motion: Beuf Abstentions:
Second: Watkins
Vote: Yes No