

Ulster County Planning Board Agenda

9/4/2019



Esopus

Name: **Britt & Graff Site Plan**
Referral Number: **2019145** SBL: **63.2-2-2.100** Acreage **2.80** Within 500: YES
Referral Type: **Site Plan Review** Zone: LI
Project Location: **9 Liese Lane**
Water: Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Place 30,000 gallon fuel storage tank within 973 SF shed at existing propane and oil business site.**

Notes _____

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Gardiner

Name: **Get Wild for Water, LLC**
Referral Number: **2019138** SBL: **94.3-4-2** Acreage **2.22** Within 500: YES
Referral Type: **Site Plan Review** Zone: HC
Project Location: **NYS Route 44-55, Ireland Corners**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Site plan for mixed-use building. (6000 square feet)**

Notes _____

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Kingston City

Name: **Kingstonian Development Group, LLC**
Referral Number: **2019159** SBL: **48.80-1-24.120** Acreage **0.00** Within 500: YES
Referral Type: **Zoning Map Amendment** Zone: C-2
Project Location: **9-21 North Front Street**
Water: Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Petition to expand the Mixed-use Overlay District to a 0.313 acre parcel**

Notes _____

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Lloyd

Name: **D & D Auto Supply**
Referral Number: **2019146** SBL: **88.69-3-12.100** Acreage **0.67** Within 500: YES
Referral Type: **Site Plan Review** Zone: GB
Project Location: **3537 Route 9W**
Water: Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **3,600 SF free-standing storage building at existing auto supply business**

Notes _____

Decision Record

Decision: _____

Motion: _____

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Recusals: _____

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Marbletown

Name: **Ulster Saving's Bank Addition**
Referral Number: **2019139** SBL: **69.2-5-3.200** Acreage **6.25** Within 500: YES
Referral Type: **Site Plan Review** Zone: B-1
Project Location: **3853 Route 209**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Expansion to existing bank interior and additional drive-thru lane.**

Notes _____

Decision Record

Decision: _____
Motion: _____
Second: _____
Abstentions: _____
Recusals: _____

Marlborough

Name: **Top Seed Landscape Design**
Referral Number: **2019140** SBL: **103.1-1-18** Acreage **0.75** Within 500: YES
Referral Type: **Site Plan Review** Zone: HD
Project Location: **1943 Route 9W (South side Mahoney Rd)**
Water: Public/Municipal **Sewer:** Individual Septic **Ag. Dist:** No
Description: **2,460 square foot commercial building.**

Notes _____

Decision Record

Decision: _____
Motion: _____
Second: _____
Abstentions: _____
Recusals: _____

Marlborough

Name: **Royal Energy**
Referral Number: **2019154** SBL: **103.3-3-68** Acreage **4.94** Within 500: YES
Referral Type: **Site Plan Review** Zone: RAG-1
Project Location: **1666-1672 Route 9W, Milton**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Construct 53,200 SF cold storage warehouse with 5 trailer docks, office space.**

Notes _____

Decision Record

Decision: _____
Motion: _____
Second: _____
Abstentions: _____
Recusals: _____

New Paltz Town

Name: **McDonald's Renovation**
Referral Number: **2019141** SBL: **86.12-6-4** Acreage **0.94** Within 500: YES
Referral Type: **Site Plan Review** Zone: B-2
Project Location: **261 Main Street**
Water: Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Re-referral of 2018-188. Updates to facades, lighting.**

Notes _____

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New Paltz Town

Name: **Route 299 Gateway Area**
Referral Number: **2019155** SBL: Acreage **0.00** Within 500: YES
Referral Type: **Comprehensive Plan** Zone:
Project Location: **Route 299 Interchange Area**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: No
Description: **Update to Comprehensive Plan For Route 299/Gateway Area**

Notes _____

Decision Record

Decision: _____
Motion: _____
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Recusals: _____

New Paltz Town

Name: **Route 299 Gateway Area Rezoning**
Referral Number: **2019156** SBL: Acreage **0.00** Within 500: YES
Referral Type: **Zoning Map Amendment** Zone:
Project Location: **Route 299 Gateway Area by I-87 Interchange**
Water: Public/Municipal Sewer: Ag. Dist: No
Description: **Establishes Gateway Business Overlay District, Gateway Hamlet, MSMU, and Planned Resort Overlay Districts in Route 299 interchange area**

Notes _____

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Motion: _____
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Abstentions: _____
Recusals: _____

New Paltz Town

Name: **Route 299 Gateway Area Rezoning**
Referral Number: **2019157** SBL: Acreage **0.00** Within 500: YES
Referral Type: **Zoning Statute Amendments** Zone:
Project Location: **Route 299 Gateway Area by I-87 Interchange**
Water: Public/Municipal Sewer: Ag. Dist: No
Description: **Standards for Route 299/Gateway Area zoning districts**

Notes _____

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Rochester

Name: **Arrowood Farms Production Expansion**
Referral Number: **2019142** SBL: **68.4-4-23.111** Acreage **48.50** Within 500: YES
Referral Type: **Site Plan Review** Zone: AR-3
Project Location: **Lower Whitfield Rd**
Water: Private Well Sewer: Individual Septic Ag. Dist: Yes
Description: **Expansion of existing structure to increase their production space.**

Notes _____

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Rochester

Name: **Colony House, LLC**
Referral Number: **2019149** SBL: **68.4-4-22.116** Acreage **19.75** Within 500: YES
Referral Type: **Special Permit** Zone: AR-3
Project Location: **77 Mill Hook Rd**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Renovation of existing structures for inn and events facility. No new buildings proposed.**

Notes _____

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Rochester

Name: **Colony House, LLC**
Referral Number: **2019150** SBL: **68.4-4-22.116** Acreage **19.75** Within 500: YES
Referral Type: **Site Plan Review** Zone: AR-3
Project Location: **77 Mill Hook Rd**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Renovation of existing structures for inn and events facility. No new buildings proposed.**

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Shandaken

Name: **Vale Restaurant**
Referral Number: **2019125** SBL: **14.3-1-5.100** Acreage **24.09** Within 500: YES
Referral Type: **Special Permit** Zone: R-3
Project Location: **5696 Route 28**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Convert existing structure/residence to farm-to-table restaurant.**

Notes _____

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Shandaken

Name: **Vale Restaurant**
Referral Number: **2019126** SBL: **14.3-1-5.100** Acreage **0.00** Within 500: YES
Referral Type: **Site Plan** Zone:
Project Location: **5696 Route 28**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Convert existing structure/residence to farm-to-table restaurant.**

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Shawangunk

Name: **E&L Farms LLC Photovoltaic Plant**
Referral Number: **2019147** SBL: **105.1-1-26.120** Acreage **117.00** Within 500: YES
Referral Type: **Special Permit** Zone: RAG2
Project Location: **3014 NYS Route 52 (near New Propsect Road)**
Water: NA Sewer: NA Ag. Dist: Yes
Description: **2.3 MW Large-Scale Solar Array**

Notes _____

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Shawangunk

Name: **E&L Farms LLC Photovoltaic Plant**
Referral Number: **2019148** SBL: **105.1-1-26.120** Acreage **117.00** Within 500: YES
Referral Type: **Site Plan Review** Zone: RAG2
Project Location: **3014 NYS Route 52 (near New Propsect Road)**
Water: NA Sewer: NA Ag. Dist: Yes
Description: **2.3 MW Large-Scale Solar Array**

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Ulster

Name: **CHG&E Training Center**
Referral Number: **2019143** SBL: **39.15-4-11** Acreage **56.51** Within 500: YES
Referral Type: **Special Permit** Zone: HC
Project Location: **2229-2271 Route 9W**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: No
Description: **40,351 sf training academy with offices and classrooms, 31,358 square foot indoor training area and an outdoor gas "village"**

Notes _____

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Ulster

Name: **CHG&E Training Center**
Referral Number: **2019144** SBL: **39.15-4-11** Acreage **56.51** Within 500: YES
Referral Type: **Site Plan Review** Zone: HC
Project Location: **2229-2271 Route 9W**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: No
Description: **40,351 SF training academy with offices and classrooms, 31,358 SF indoor training area and an outdoor gas "village"**

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Ulster

Name: **Ulster Hospitality, LLC**
Referral Number: **2019151** SBL: **39.82-2-7.1117** Acreage **1.81** Within 500: YES
Referral Type: **Area Variance** Zone: OM
Project Location: **1581 ulster Avenue/RT 9W**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: No
Description: **22.5' front yard set back to allow for porte cochere for proposed hotel**

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Ulster

Name: **CMRR Section House**
Referral Number: **2019152** SBL: **48.13-2-3** Acreage **35.20** Within 500: YES
Referral Type: **Area Variance** Zone: HC/R60
Project Location: **1020 Hurley Mountain RD/Route 28**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **5' setback where 25' required from County right-of-way to place section house.**

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Ulster

Name: **LHV PreCast**
Referral Number: **2019153** SBL: **40.13-1-34.110** Acreage **16.20** Within 500: YES
Referral Type: **Site Plan Review** Zone: OM
Project Location: **530-600 Ulster Landing Road**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **Site plan amendment to construct 3,600 SF addition to existing 14,400 SF building.**

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Woodstock

Name: **Ametek Rotron**
Referral Number: **2019158** SBL: **27.18-5-5** Acreage **0.00** Within 500: YES
Referral Type: **Site Plan Review** Zone: LI
Project Location: **Hasbrouck Lane**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **Expansion of existing manufacturing operation**

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