

Ulster County Planning Board Agenda

5/4/2022



Lloyd

Name: **Local Law C of 2022**
Referral Number: **2022071** SBL: _____ Acreage: **0.00** Acreage Disturbed: _____
Referral Type: **Zoning Statute Amendment** Zone: _____ Within 500: **NA**
Project Location: **Town wide**
Water: **NA** Sewer: **NA** Ag. Dist: _____ No
Description: **New definition for agricultural buffer**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Lloyd

Name: **Cuisine Machine**
Referral Number: **2022078** SBL: **88.1-3-18** Acreage: **0.55** Acreage Disturbed: _____
Referral Type: **Site Plan Review** Zone: **GB** Within 500: **YES**
Project Location: **Route 9W, South of Lumen Lane**
Water: **Private Well** Sewer: **Individual Septic** Ag. Dist: _____ No
Description: **Restaurant use of mobile food truck with takeout service only.**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Rochester

Name: **Lucky Petroleum SPA**
Referral Number: **2022066** SBL: **76.1-3-28.100** Acreage: **3.40** Acreage Disturbed: **0.45**
Referral Type: **Site Plan Review** Zone: **B** Within 500: **YES**
Project Location: **6101-6117 Route 209 Kerhonkson**
Water: **Private Well** Sewer: **Individual Septic** Ag. Dist: _____ No
Description: **Demolition of existing. Construction of convenience store, replacement of gas pumps.**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Rochester

Name: **Comprehensive Plan Addendum**
Referral Number: **2022073** SBL: _____ Acreage: **0.00** Acreage Disturbed: _____
Referral Type: **Comprehensive Plan** Zone: _____ Within 500: **YES**
Project Location: **Town wide**
Water: **NA** Sewer: **NA** Ag. Dist: _____ No
Description: **Additional reports adopted into comprehensive plan**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

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Rochester

Name: **Local Law A of 2022**
Referral Number: **2022074** SBL: _____ Acreage: **0.00** Acreage Disturbed: _____
Referral Type: **Other Special Authorization** Zone: _____ Within 500: **NA**
Project Location: **Town wide**
Water: **NA** Sewer: **NA** Ag. Dist: _____ No
Description: **Moratorium on consideration and approval of residential and commercial projects.**

Notes _____

Decision Record

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

Rochester

Name: **Local Law B of 2022**
Referral Number: **2022081** SBL: _____ Acreage: **0.00** Acreage Disturbed: _____
Referral Type: **Zoning Statute Amendment** Zone: _____ Within 500: **NA**
Project Location: **Town wide**
Water: **NA** Sewer: **NA** Ag. Dist: _____ No
Description: **Accessory Dwelling Units Law, revised.**

Notes _____

Decision Record

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

Rosendale

Name: **Lewis Solar**
Referral Number: **2022076** SBL: **62.4-6-33.100** Acreage: **132.00** Acreage Disturbed: **24.10**
Referral Type: **Special Permit** Zone: **A** Within 500: **YES**
Project Location: **173 Coutant Road**
Water: **Private Well** Sewer: **Individual Septic** Ag. Dist: _____ No
Description: **5 MW solar on 26 acres (132 acre parcel).**

Notes _____

Decision Record

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

Rosendale

Name: **Lewis Solar**
Referral Number: **2022077** SBL: **62.4-6-33.100** Acreage: **132.00** Acreage Disturbed: **24.10**
Referral Type: **Site Plan Review** Zone: _____ Within 500: **YES**
Project Location: **173 Coutant Road**
Water: **Private Well** Sewer: **Individual Septic** Ag. Dist: _____ No
Description: **5 MW solar on 26 acres (132 acre parcel).**

Notes _____

Decision Record

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Recusals: _____

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Saugerties Town

Name: **ELNA Magnetics**
Referral Number: **2022075** SBL: **18.1-2-14.210** Acreage: **9.70** Acreage Disturbed: **3.00**
Referral Type: **Site Plan Review** Zone: **I/SA** Within 500: **YES**
Project Location: **203 Malden Turnpike**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: **No**
Description: **15,000 sf addition to existing manufacturing facility & 18,750 sf detached cold storage warehouse.**

Notes _____

Decision Record

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

Saugerties Village

Name: **Clovelea LLC**
Referral Number: **2022069** SBL: **18.78-7-8** Acreage: **3.73** Acreage Disturbed:
Referral Type: **Special Permit** Zone: **R3** Within 500: **YES**
Project Location: **134 Burt Street**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: **No**
Description: **Renovation of existing structure to office, apartment, and short-term rental use.**

Notes _____

Decision Record

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

Saugerties Village

Name: **Clovelea LLC**
Referral Number: **2022070** SBL: **18.78-7-8** Acreage: **3.73** Acreage Disturbed:
Referral Type: **Site Plan Review** Zone: **R3** Within 500: **YES**
Project Location: **134 Burt Street**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: **No**
Description: **Renovation of existing structure to office, apartment, and short-term rental use.**

Notes _____

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Recusals: _____

Saugerties Village

Name: **105-107 Partition Street**
Referral Number: **2022080** SBL: **18.263-3-24.1** Acreage: **0.16** Acreage Disturbed: **0.10**
Referral Type: **Area Variance** Zone: **B-1/Histori** Within 500: **YES**
Project Location: **105-107 Partition Street**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: **No**
Description: **Construct 5-story, 15-unit apartment building. Maximum stories, side-yard, and parking variances.**

Notes _____

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Recusals: _____

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Shandaken

Name: **Phoenicia Wellness RX**
Referral Number: **2022072** SBL: **14.13-3-6** Acreage: **0.18** Acreage Disturbed:
Referral Type: **Site Plan Review** Zone: **HC** Within 500: **YES**
Project Location: **54 Main Street, Phoenicia**
Water: Public/Municipal **Sewer:** Private Centralized **Ag. Dist:** No
Description: **Renovate former restaurant for pharmacy use.**

Notes _____

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Abstentions: _____

Recusals: _____

Shawangunk

Name: **4 Bona Ventura Walkkill, LLC**
Referral Number: **2022079** SBL: **106.49-1-20** Acreage: **1.00** Acreage Disturbed: **0.00**
Referral Type: **Site Plan Review** Zone: **SB** Within 500: **YES**
Project Location: **4 Bona Ventura Ave**
Water: Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Convert existing structure for hardware store use.**

Notes _____

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____