

Ulster County Planning Board Agenda

12/4/2024



Esopus

Name: **K&Y Site Plan**
Referral Number: **2024156** SBL: **63.2-3-8** Acreage: **2.08** Disturbed 0.85
Referral Type: **Site Plan Review** Zone: **LI** Within 500: **YES**
Project Location: **126 Ulster Avenue**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **Fuel Supply Business - Propane**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Esopus

Name: **Charter Communications**
Referral Number: **2024171** SBL: **56.20-3-36** Acreage: **14.20** Disturbed 0.02
Referral Type: **Site Plan Review** Zone: **GC1** Within 500: **YES**
Project Location: **438 Broadway**
Water: Private Well Sewer: Individual Septic Ag. Dist: No
Description: **24' x 40' south accessory shed.**

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Kingston Town

Name: **Local Law #4 of 2024**
Referral Number: **2024164** SBL: Acreage: **0.00** Disturbed
Referral Type: **Zoning Statute Amendment** Zone: Within 500: **NA**
Project Location: **Town Wide**
Water: NA Sewer: NA Ag. Dist: No
Description:

Decision Record

Decision: _____

Motion: _____

Second: _____

Abstentions: _____

Recusals: _____

Notes _____

Marlborough

Name: **Highland 201 Solar, LLC**
Referral Number: **2024148** SBL: **95.4-3-7.11** Acreage: **78.04** Disturbed 28.40
Referral Type: **Special Permit** Zone: **R-AG-1** Within 500: **YES**
Project Location: **206 Milton Tpk.**
Water: Private Well Sewer: Individual Septic Ag. Dist: Yes
Description: **4100 kW solar photovoltaic array system.**

Decision Record

Decision: _____

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Recusals: _____

Notes _____

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Marlborough

Name: **Highland 201 Solar, LLC**
Referral Number: **2024149** SBL: **95.4-3-7.11** Acreage: **78.04** Disturbed **28.40**
Referral Type: **Site Plan Review** Zone: **R-AG-1** Within 500: **YES**
Project Location: **206 Milton Tpk.**
Water: **Private Well** Sewer: **Individual Septic** Ag. Dist: **Yes**
Description: **4100 kW solar photovoltaic array system.**

Notes _____

Decision Record

Decision: _____
Motion: _____
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Recusals: _____

New Paltz Village

Name: **Yah So Nice Carribean Cuisine**
Referral Number: **2024168** SBL: **86.143-1-10** Acreage: **0.08** Disturbed
Referral Type: **Area Variance** Zone: **B-2** Within 500: **YES**
Project Location: **52 Main Street/Route 299**
Water: **Public/Municipal** Sewer: Ag. Dist: **No**
Description: **Variance for 500' distance requirement for restaurant/bar/tavern from schools and churches.**

Notes _____

Decision Record

Decision: _____
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Recusals: _____

Plattekill

Name: **Comprehensive Plan Update**
Referral Number: **2024167** SBL: Acreage: **0.00** Disturbed
Referral Type: **Comprehensive Plan** Zone: Within 500: **NA**
Project Location: **Town Wide**
Water: **NA** Sewer: **NA** Ag. Dist: **No**
Description: **Comprehensive Plan Update**

Notes _____

Decision Record

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

Plattekill

Name: **Moratorium**
Referral Number: **2024172** SBL: Acreage: **0.00** Disturbed
Referral Type: **Other Special Authorization** Zone: Within 500: **NA**
Project Location:
Water: **NA** Sewer: **NA** Ag. Dist: **No**
Description: **Moratorium, Battery Energy Storage Systems**

Notes _____

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Recusals: _____

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Rosendale

Name: **Eddyville Corp**
Referral Number: **2024173** SBL: **55.4-3-13** Acreage: **43.50** Disturbed
Referral Type: **Special Permit** Zone: **A** Within 500: **YES**
Project Location: **Dwetitt Mills Road and 32/Blacks Road**
Water: **NA** Sewer: **NA** Ag. Dist: **No**
Description: **Selective timber harvest of 315 mature trees.**

Notes _____

Decision Record

Decision: _____
Motion: _____
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Recusals: _____

Rosendale

Name: **Eddyville Corp**
Referral Number: **2024174** SBL: **55.4-3-13** Acreage: **43.50** Disturbed
Referral Type: **Site Plan Review** Zone: **A** Within 500: **YES**
Project Location: **Dwetitt Mills Road and 32/Blacks Road**
Water: **NA** Sewer: **NA** Ag. Dist: **No**
Description: **Selective timber harvest of 315 mature trees.**

Notes _____

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Recusals: _____

Shawangunk

Name: **Harrier Ridge Estates**
Referral Number: **2024165** SBL: **106.1-3-29.421** Acreage: **26.50** Disturbed 8.40
Referral Type: **Subdivision** Zone: **R-AG-4** Within 500: **YES**
Project Location: **Intersection of Malloy and Dubois Roads**
Water: **Private Well** Sewer: **Individual Septic** Ag. Dist: **No**
Description: **7-lot single-family home subdivision.**

Notes _____

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Recusals: _____

Shawangunk

Name: **One Stop Shop**
Referral Number: **2024166** SBL: **106.4-1-7.112** Acreage: **2.68** Disturbed
Referral Type: **Site Plan Review** Zone: **SB** Within 500: **YES**
Project Location: **3050 NYS Route 208**
Water: **Public/Municipal** Sewer: **Public/Municipal** Ag. Dist: **No**
Description: **Change of use and site updates from indoor commercial recreation facility to e-commerce business (commercial to light industrial).**

Notes _____

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Ulster

Name: **Lands of Eddyville Corporation**
Referral Number: **2024150** SBL: **56.14-1-24.200** Acreage: **161.40** Disturbed **115.00**
Referral Type: **Special Permit** Zone: **R60** Within **500**: **YES**
Project Location: **65 Blacks Road**
Water:NA Sewer: **NA** Ag. Dist: No
Description: **Selective Timber Harvest**

Notes _____

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Ulster

Name: **Lands of Eddyville Corporation**
Referral Number: **2024151** SBL: **56.14-1-24.200** Acreage: **161.40** Disturbed **115.00**
Referral Type: **Site Plan Review** Zone: **R60** Within **500**: **YES**
Project Location: **65 Blacks Road**
Water:NA Sewer: **NA** Ag. Dist: No
Description: **Selective Timber Harvest**

Notes _____

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Ulster

Name: **Sawkill Rd Business Park**
Referral Number: **2024152** SBL: **48.14-2-32.420** Acreage: **9.53** Disturbed **4.32**
Referral Type: **Site Plan Review** Zone: **OM** Within **500**: **YES**
Project Location: **220 Sawkill Rd**
Water:Public/Municipal Sewer: **Individual Septic** Ag. Dist: No
Description: **Two warehouse/office buildings 8,000 and 27,500 square feet respectively.**

Notes _____

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Ulster

Name: **2-4 Kieffer Ln, LLC**
Referral Number: **2024153** SBL: **48.66-2-2.100** Acreage: **4.20** Disturbed **1.00**
Referral Type: **Site Plan Review** Zone: **OM** Within **500**: **YES**
Project Location: **2-4 Kieffer Ln.**
Water:Public/Municipal Sewer: **Public/Municipal** Ag. Dist: No
Description: **Three warehouse additions to existing industrial use.**

Notes _____

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Ulster

Name: **Pinsetter Apartments**
Referral Number: **2024154** SBL: **48.58-7-20** Acreage: **5.31** Disturbed **0.30**
Referral Type: **Special Permit** Zone: **OM** Within **500**: **YES**
Project Location: **644 E. Chester ST Bypass/Route 9W and Quail Drive**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: **No**
Description: **Two-story, 4-unit apartment building.**

Notes _____

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Ulster

Name: **Pinsetter Apartments**
Referral Number: **2024155** SBL: **48.58-7-20** Acreage: **5.31** Disturbed **0.30**
Referral Type: **Site Plan Review** Zone: **OM** Within **500**: **YES**
Project Location: **644 E. Chester ST Bypass/Route 9W and Quail Drive**
Water: Public/Municipal Sewer: Public/Municipal Ag. Dist: **No**
Description: **Two-story, 4-unit apartment building.**

Notes _____

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Wawarsing

Name: **The Machaneh Trust Phase 2**
Referral Number: **2024169** SBL: **81.2-2-18** Acreage: **44.70** Disturbed **21.00**
Referral Type: **Special Permit** Zone: **RU** Within **500**: **YES**
Project Location: **80 Synagogue Rd**
Water: Private Well Sewer: Individual Septic Ag. Dist: **No**
Description: **77,000 sq. ft. of building space expansion to existing camp. Updated SWPPP.**

Notes _____

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

Wawarsing

Name: **The Machaneh Trust Phase 2**
Referral Number: **2024170** SBL: **81.2-2-18** Acreage: **44.70** Disturbed **21.00**
Referral Type: **Site Plan Review** Zone: **RU** Within **500**: **YES**
Project Location: **80 Synagogue Rd**
Water: Private Well Sewer: Individual Septic Ag. Dist: **No**
Description: **77,000 sq. ft. of building space expansion to existing camp. Updated SWPPP.**

Notes _____

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