

# Ulster County Planning Board Agenda

10/7/2020



## Gardiner

Name: **Hess**  
Referral Number: **2020102** SBL: **100.2-2-58.12** Acreage: **75.07** Acreage Disturbed: 0.90  
Referral Type: **Subdivision** Zone: **RA** Within 500: **YES**  
Project Location: **195 Sand Hill Rd.**  
**Water:** Private Well **Sewer:** Individual Septic **Ag. Dist:** No  
Description: **2-lot subdivision. 5-acre lot taken from larger lot.**

### Decision Record

Decision: \_\_\_\_\_

Motion: \_\_\_\_\_

Second: \_\_\_\_\_

Abstentions: \_\_\_\_\_

Recusals: \_\_\_\_\_

Notes \_\_\_\_\_

## Kingston City

Name: **127 Greenkill Avenue**  
Referral Number: **2020103** SBL: **56.109-2-32** Acreage: **0.33** Acreage Disturbed: 0.33  
Referral Type: **Site Plan Review** Zone: **R-2** Within 500: **YES**  
Project Location: **127 Greenkill Ave.**  
**Water:** Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No  
Description: **Convert existing building for use as a community center and training facility.**

### Decision Record

Decision: \_\_\_\_\_

Motion: \_\_\_\_\_

Second: \_\_\_\_\_

Abstentions: \_\_\_\_\_

Recusals: \_\_\_\_\_

Notes \_\_\_\_\_

## Lloyd

Name: **Local Law B of 2020**  
Referral Number: **2020105** SBL: Acreage: **0.00** Acreage Disturbed:  
Referral Type: **Zoning Statute Amendment** Zone: Within 500: **NA**  
Project Location: **Town-wide and HB district**  
**Water:** NA **Sewer:** NA **Ag. Dist:** No  
Description: **Amendments to retirement community standards/adopt PRRD standards and amendments to the HB zone.**

### Decision Record

Decision: \_\_\_\_\_

Motion: \_\_\_\_\_

Second: \_\_\_\_\_

Abstentions: \_\_\_\_\_

Recusals: \_\_\_\_\_

Notes \_\_\_\_\_

## Marbletown

Name: **Bennett Solar Farm**  
Referral Number: **2020106** SBL: **69.1-5-20** Acreage: **31.10** Acreage Disturbed: 14.10  
Referral Type: **Special Permit** Zone: **A-3** Within 500: **YES**  
Project Location: **170 Kripplebush Rd.**  
**Water:** Private Well **Sewer:** Individual Septic **Ag. Dist:** Yes  
Description: **1.8 MW DC Solar Energy System**

### Decision Record

Decision: \_\_\_\_\_

Motion: \_\_\_\_\_

Second: \_\_\_\_\_

Abstentions: \_\_\_\_\_

Recusals: \_\_\_\_\_

Notes \_\_\_\_\_

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## Marbletown

Name: **Bennett Solar Farm**  
Referral Number: **2020107** SBL: **69.1-5-20** Acreage: **31.10** Acreage Disturbed: 14.10  
Referral Type: **Site Plan Review** Zone: **A-3** Within 500: **YES**  
Project Location: **170 Kripplebush Rd.**  
**Water:** Private Well **Sewer:** Individual Septic **Ag. Dist:** Yes  
Description: **1.8 MW DC Solar Energy System**

Notes \_\_\_\_\_  
\_\_\_\_\_

### Decision Record

Decision: \_\_\_\_\_  
Motion: \_\_\_\_\_  
Second: \_\_\_\_\_  
Abstentions: \_\_\_\_\_  
Recusals: \_\_\_\_\_

## Marlborough

Name: **Bayside Mixed-Use Development**  
Referral Number: **2020104** SBL: **109.1-4-29.20** Acreage: **2.41** Acreage Disturbed: 0.00  
Referral Type: **Zoning Map Amendment** Zone: **R-1** Within 500: **YES**  
Project Location: **Purdy Ave and Route 9W**  
**Water:** Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No  
Description: **Add parcel in R-1 zoning district to Business Corridor Overlay District.**

Notes \_\_\_\_\_  
\_\_\_\_\_

### Decision Record

Decision: \_\_\_\_\_  
Motion: \_\_\_\_\_  
Second: \_\_\_\_\_  
Abstentions: \_\_\_\_\_  
Recusals: \_\_\_\_\_

## Ulster

Name: **Romeo Kia**  
Referral Number: **2020101** SBL: **39.82-2-3.111** Acreage: **4.67** Acreage Disturbed:  
Referral Type: **Site Plan Review** Zone: **RC** Within 500: **YES**  
Project Location:  
**Water:** **Sewer:** **Ag. Dist:** No  
Description: **18,991 sq. ft. automobile dealership.**

Notes \_\_\_\_\_  
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### Decision Record

Decision: \_\_\_\_\_  
Motion: \_\_\_\_\_  
Second: \_\_\_\_\_  
Abstentions: \_\_\_\_\_  
Recusals: \_\_\_\_\_

## Woodstock

Name: **Rizvi and Riemer**  
Referral Number: **2020109** SBL: **25.4-3-10** Acreage: **0.00** Acreage Disturbed:  
Referral Type: **Special Permit** Zone: **R5,R8,SO** Within 500: **YES**  
Project Location: **Jim's Road in Wittenberg**  
**Water:** Private Well **Sewer:** Individual Septic **Ag. Dist:** No  
Description: **New house in scenic overlay district**

Notes \_\_\_\_\_  
\_\_\_\_\_

### Decision Record

Decision: \_\_\_\_\_  
Motion: \_\_\_\_\_  
Second: \_\_\_\_\_  
Abstentions: \_\_\_\_\_  
Recusals: \_\_\_\_\_

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## Woodstock

Name: **Rizvi and Riemer**  
Referral Number: **2020110** SBL: **25.4-3-10** Acreage: **0.00** Acreage Disturbed:  
Referral Type: **Site Plan Review** Zone: **R5,R8,SO** Within **500**: YES  
Project Location: **Jim's Road in Wittenberg**  
**Water**: Private Well **Sewer**: Individual Septic **Ag. Dist**: No  
Description: **New house in scenic overlay district**

### Decision Record

Decision: \_\_\_\_\_

Motion: \_\_\_\_\_

Second: \_\_\_\_\_

Abstentions: \_\_\_\_\_

Recusals: \_\_\_\_\_

Notes \_\_\_\_\_  
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