

Ulster County Planning Board Agenda

1/2/2019



Esopus

Name: **Pangea East, Inc.**
Referral Number: **2019011** SBL: **56.18-2-25** Acreage **4.90** Within 500: YES
Referral Type: **Special Permit** Zone: R-40
Project Location: **1170 Route 213**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Convert single-family home to educational/institutional use. Previous area variance granted. 836 sf pavilion proposed.**

Notes _____

Decision Record

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

Recusals: _____

Esopus

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Referral Type: **Site Plan Review** Zone: R-40
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Gardiner

Name: **Golden Dome Realty, LLC**
Referral Number: **2019002** SBL: **94.3-4-34** Acreage **30.43** Within 500: YES
Referral Type: **Special Permit** Zone: CLI
Project Location: **658/664 Route 208 Gardiner**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Retail space in existing structure. No changes to site proposed.**

Notes _____

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Gardiner

Name: **Golden Dome Realty, LLC**
Referral Number: **2019003** SBL: **94.3-4-34** Acreage **30.43** Within 500: YES
Referral Type: **Site Plan Review** Zone: CLI
Project Location: **658/664 Route 208 Gardiner**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Retail space in existing structure. No changes to site proposed.**

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Gardiner

Name: **Jeff Frey**
Referral Number: **2019004** SBL: **93.4-1-7.3** Acreage **2.20** Within 500: YES
Referral Type: **Site Plan Review** Zone: HM
Project Location: **Intersection of Route 44/55 and Albany Post Road**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **2 structures (total 6,000 sf) - dance studio, music recording facility, and photography studio.**

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Hurley

Name: **O'Reilly and Gasparinni**
Referral Number: **2019001** SBL: **56.9-8-23** Acreage **0.00** Within 500: YES
Referral Type: **Use Variance** Zone: R-1
Project Location: **115 Dewitt Mills Road Hurley NY 12443**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Use variance for keeping chickens, pigs, and potentially bees.**

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Hurley

Name: **Solar Solutions**
Referral Number: **2019005** SBL: **37.2-5-44** Acreage **6.60** Within 500: YES
Referral Type: **Site Plan Review** Zone: A-4
Project Location: **70 High Rocks Road West Hurley**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **Visual Assessment/site plan required for solar array (42 panels on a single ground mount - appx 900 sq ft)**

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Kingston City

Name: **Irish Cultural Center of the Hudson Valley**
Referral Number: **2019006** SBL: **56.43-5-35.100** Acreage **0.70** Within 500: YES
Referral Type: **Site Plan Review** Zone: RT
Project Location: **32 Abeel Street**
Water: Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **16,213 sf, 3-story, structure for use as a cultural center with multiple purposes**

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Kingston City

Name: **HAHV Mary's Avenue Campus Expansion**
Referral Number: **2019014** SBL: **56.41-3-1.110** Acreage **13.40** Within 500: YES
Referral Type: **Site Plan Review** Zone: O-2
Project Location: **105 Mary's Avenue**
Water:Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Amend previous - reduce by two stories, elimination of concrete deck for emergency drive - conventional fill and pavement, retaining walls instead of slope. Reduced footprint.**

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New Paltz Village

Name: **76 N. Chestnut St.**
Referral Number: **2019007** SBL: **86.26-2-34.100** Acreage **1.56** Within 500: YES
Referral Type: **Other Special Authorization** Zone: NBR
Project Location: **76 N. Chestnut St**
Water:Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Other special authorization to rebuild a preexisting nonconforming gas station and convenience store per 212-54(D)**

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Saugerties Village

Name: **AutoZone**
Referral Number: **2019008** SBL: **17.16-2-40.100** Acreage **1.44** Within 500: YES
Referral Type: **Use Variance** Zone: R1I-1
Project Location: **298 Ulster Avenue**
Water:Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Use variance - Allow parking within the R-1 zoning district**

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Saugerties Village

Name: **AutoZone**
Referral Number: **2019009** SBL: **17.16-2-40.100** Acreage **1.44** Within 500: YES
Referral Type: **Area Variance** Zone: R1I-1
Project Location: **298 Ulster Avenue**
Water:Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **Area Variance - Allow parking within 15' of highway ROW (12' variance)**

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Ulster

Name: **Sunrise on Hudson Seamless Gutters**
Referral Number: **2019010** SBL: **39.11-3-34.100** Acreage **1.00** Within 500: YES
Referral Type: **Use Variance** Zone: R-30
Project Location: **121 Old Kings Highway**
Water: Public/Municipal **Sewer:** Public/Municipal **Ag. Dist:** No
Description: **40x60 building for fabricate galvanized steel seamless gutters in a residential zone.**

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Woodstock

Name: **Zinn Glenn Fence**
Referral Number: **2019013** SBL: **26.2-5-12** Acreage **0.92** Within 500: YES
Referral Type: **Area Variance** Zone: R-1.5
Project Location: **3259 Route 212 Bearsville**
Water: Private Well **Sewer:** Individual Septic **Ag. Dist:** No
Description: **2' fence height variance in front yard**

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