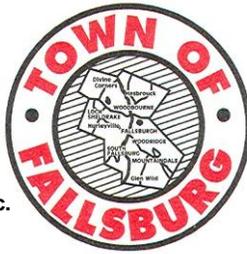


Mollie Messenger

Code Enforcement Officer

**TOWN OF FALLSBURG
CODE ENFORCEMENT OFFICE**

Member: New York State Building Officials Conference, Inc.



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AGENDA

TOWN OF FALLSBURG PLANNING BOARD MEETING January 14, 2016

Meeting will commence at 7:00 p.m. at the Fallsburg Senior Citizen Center at 12 Laurel Avenue, S. Fallsburg
PLANNING BOARD DISCUSSIONS WILL BE HELD ON THE FOLLOWING:

PUBLIC HEARING:

1. WHITTAKER ROAD, LLC – SBL# 47-1-5.2/47-1-6/47.A-1-26

OLD BUSINESS(continuation of December 2015 agenda):

1. SUN RAY COTTAGES – SBL# 60-1-4.2 – Requests conceptual site plan approval to combine several units and construct new units. Also requesting approvals for an addition to units 25/26. Zone: REC-1. Acres: 6.56. Location: 57 LaVista Dr., So. Fallsburg.
2. LUXOR JUNIOR ESTATES– SBL# 12-1-41.5 – Requests site plan approval for 114 single family houses with amenities and a caretaker residence. Zone: PUD. Acres: 35.30. Location: Off Houghtaling Rd., Loch Sheldrake.
3. TIMBER RIDGE – SBL# 28-1-1- Continued discussion of conventional plan for lot count. Zone: REC-1. Location: Rt. 42, Woodbourne.
4. CAMP OHR SHALOM – SBL# 10-1-15.4 – Requests site plan amendment to reduce the number of units that were previously approved. Zone: REC-2. Acres: 92 Acres. Location: Todd Rd., Woodbourne.
5. RACHVES II – SBL# 14-1-31/21-1-2.1 – Conceptual review for the development of a mixed residential community of duplex and single family units for a total of 58 buildings. Zone: R-1. Acres: 45.5. Location: 6279 SR 42, Woodbourne

NEW BUSINESS:

1. WHITTAKER ROAD, LLC – SBL# 47-1-5.2/47-1-6/47A-1-26 – Requests conceptual site plan review for 98 duplex buildings and recreational facilities. Zone: REC-1. Acres: 153. Location: Whittaker Rd., So. Fallsburg.
2. CAMP SUMMERVILLE – SBL# 17-1-24 – Requests site plan approval to tear down several buildings and replace them with one large building. Zone: REC-1. Acres: 2.75. Location: 612 Loch Sheldrake/Hurleyville Rd., Loch Sheldrake.

OLD BUSINESS:

1. FALLSBURG BAGELS – SBL# 40-2-2 – Requests conceptual review to replace the existing bakery. Zone: B-1. Location: 5692 SR 42, Fallsburg.
2. ROSEMOND ESTATES – SBL# 30-1-10.1/10.2/10.3/11.1/11.2/11.3 – Requests site plan amendment for various changes in a previously approved plan. Location: Rosemond Rd., Woodridge.
3. SCHREIBER – KARPEN RESIDENTIAL PROJECT – SBL# 39-1-84 – Requests conceptual site plan review to expand an existing 20 unit bungalow colony with 20 new units in 10 duplexes. Zone: R-1. Acres: 13.5. Location: Gamble Rd., Fallsburg.
4. TOWN & COUNTRY – SBL# 11-1-33– Requests site plan amendment to move the day camp building from the originally approved site plan location. Zone: REC-1. Acres: 10.12. Location: 30 Edgewood Rd., Loch Sheldrake.
5. CALIXTO MAESTRE – SBL# 49-7-7.2– Requests an amendment to a previously approved special permit for a repair garage. Zone: B-1. Acres: .50. Location: Pleasant Valley Rd., So. Fallsburg

Denise Monforte, Clerk, Town of Fallsburg Planning Board

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