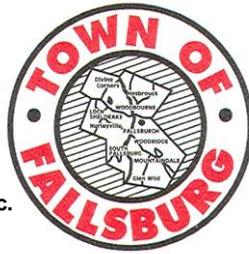


**Mollie Messenger**

Code Enforcement Officer



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**TOWN OF FALLSBURG  
CODE ENFORCEMENT OFFICE**

Member: New York State Building Officials Conference, Inc.

**AGENDA**

**TOWN OF FALLSBURG PLANNING BOARD MEETING June 9, 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. JFGC MEDICAL OFFICE – SBL# 40-4-3
2. DOWNTOWN MOUNTAINDALE SUB-DIVISION – SBL# 46-4-23
3. DOWNTOWN MOUNTAINDALE (JOKER BUILDING) – SBL# 46-4-23
4. MOUNTAINDALE COMMONS – SBL# 46-4-23
5. PARK HOUSE ESTATES – SBL# 60-1-51/52/53/54
6. SCHREIBER-KARPEN RESIDENTIAL PROJECT (TRIBECA ESTATES)– SBL# 39-1-84/79.2/88.1/78

**NEW BUSINESS:**

1. JFGC MEDICAL OFFICE – SBL# 40-4-3 – Requests site plan approval for a medical office. Zone: B-1. Acres: 2.44. Location: 5657 SR 42, Fallsburg.
2. MACHNE OHEL MOSHE D'KRASNA – SBL# 29-1-4.1 – Seeking advisory opinion from planning board on a request to re-zone property from REC-1 to PUD. Zone: REC-1. Acres: 83.79. Location: 114 Lake House Rd.
3. DOWNTOWN MOUNTAINDALE (JOKER BUILDING)– SBL# 46-4-23 – Requests site plan approval to convert an existing building to a laundromat on the first floor and a single family residence on the second floor. Zone: MX. Location: Post Hill Rd. & Main St., Mountaindale.

**OLD BUSINESS:**

1. DOWNTOWN MOUNTAINDALE – SBL# 46-4-23 Requests two lot sub-division. Zone: MX. Location: Main Street, Mountaindale.
2. MOUNTAINDALE COMMONS – SBL# 46-4-23 – Requests site plan approval to convert a vacant school building into a 12 unit apartment building. Zone: MX. Acres: 2.32. Location: Main St., Mountaindale.
3. RACHVES II – SBL# 14-1-31/21-1-2.1 – Continued SEQR review for the development of a mixed residential community of duplex and single family units for a total of 50 buildings for 99 Units. Zone: R-1. Acres: 45.5. Location: 6279 SR 42, Woodbourne
4. WILLOW WOODS – SBL# 28-1-50 - Requests site plan amendment to update the site plan with correct locations of buildings and add proposed new buildings. Zone: R-1. Acres: 75.87. Location: Brickman Rd., Fallsburg
5. TIMBER RIDGE – SBL# 28-1-1/27-1-11/27-1-12.6– Intent to start SEQR review process and further review of project. Zone: REC-1. Location: Rt. 42, Woodbourne
6. CONGREGATION KAHAL MINCHAS CHINUCH (PARK HOUSE ESTATES) SBL# 60-1-51/52/53 & 54 – Requests continued site plan review for a religious retreat. Zone: REC-1. Acres: 23. Location: Park House Rd., South Fallsburg.
7. UTA OF KIRYAS JOEL – SBL# 36-1-52 – Requests site plan amendment from a previously approved site plan for a dormitory to increase the number of occupants. Zone: R-1. Acres: 123.66. Location: 224 Pleasant Valley Rd., South Fallsburg
8. SCHREIBER – KARPEN (TRIBECA ESTATES) – SBL# 39-1-84/79.2/88.1/78 - Requests 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.
9. CAMP OHR SHALOM – SBL# 10-1-15.2/10-1-15.1 – Requests site plan review for 33 duplex homes. Zone: REC-2. Acres: 92. Location: Todd Rd., Woodbourne.
10. BLUESTONE ESTATES – SBL# 61-1-10.1/10.2/10.3/11.1/11.2/14.2/15 – Requests preliminary sub-division approval to create a 28 lot cluster sub-division. Zone: R-1. Acres: 169. Location: East of Avon Lodge Rd., Woodridge.
11. LAUREL CREST – SBL# 56-1-1/39-1-90 – Requests site plan amendment from a previously approved site plan for the addition of duplexes. Zone: HR-1. Acres: 20.67. Location: Laurel Ave., So. Fallsburg.
12. SUNNY DAY – SBL# 39-1-76/77 – Requests site plan approval for the removal of all existing bungalows, outbuildings and the swimming pool and allow construction of 7 duplex homes consisting of 14 units. Zone: R-1. Acres: 4.75. Location: Rt. 42, Fallsburg.

Denise Monforte, Clerk, Town of Fallsburg Planning Board

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