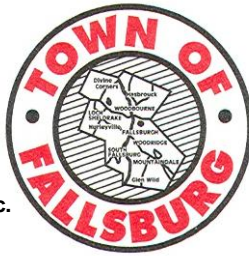


**Mollie Messenger**

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 March 12, 2020**

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. CONGREGATION ORYASA – SBL# 10-1-15.4/3

**NEW BUSINESS:**

1. SKOPPS COTTAGES – SBL# 27-1-17.2 – Requests site plan review to demolish and replace unit 21E. Zone: R. Acres: 16.99. Location: 305 Murphy Rd., Fallsburg.
2. 613 REALTY GROUP - CITRUS CAFÉ SBL# 22-2-21 – Requests site plan approval for an outdoor seating area. Zone: MX. Location: 436 SR 52, Woodbourne.

**OLD BUSINESS:**

1. MOUNT OLIVE FARM – SBL# 7-1-35.13 – Requests site plan approval for a market garden and chicken egg farm (50 chickens) with (2) 27 x 100 greenhouses. Zone: REC/AG. Acres: 36.53. Location: 224 Reynolds Rd., Loch Sheldrake. Cross roads: Wade Rd. & Divine Corners Rd.
2. CONGREGATION ORAYSA – SBL# 10-1-15.4/3 - Requests conceptual review for a proposed 42 x 90 shul addition and a recreation field on an adjoining parcel. Zone: REC. Acres: 138.22. Location: 228 Todd Rd., Woodbourne. Cross roads: Budd Rd.
3. BROOKSIDE ESTATES – SBL# 49-2-16 – Requests site plan approval for 8 finished basements in existing homes. Zone: R. Acres: 8.40. Location: 61,69,75 Laurel Ave., So. Fallsburg. Cross roads: Pleasant Valley Rd. & Roosevelt Ave.
4. CABANA SANDS – SBL# 20-1-4.1 – Continued review of site plan for a duplex development consisting of 76 units and recreational facilities. Discussion of traffic study and SWPPP. Zone: R. Acres: 50. Location: SR 52, Woodbourne. Cross roads: Midwood Rd.
5. LUXOR ESTATES – SBL# 12-1-41.4 – Requests site plan amendment to relocate 6 units in the “F” section. Zone: PUD. Acres: 39.02. Location: Karmel Jacobs Rd., Loch Sheldrake.
6. RAL- HAL – SBL# 60-1-56 – Site plan review for cluster #1 for an amendment to include 27 single family homes and 14 duplex homes and road location change was approved on 11/8/18. Applicant is looking for an ARB approval or referral Zone: PRD. Location: Heiden Rd., So. Fallsburg.
7. 4 HASBROUCK DRIVE – SBL# 22-2-14 – Requests site plan approval to convert a rooming house to commercial space with the first floor having a nail salon, spa and juice bar and the second floor having a fitness center. Zone: MX. Acres: 1.17. Location: 4 Hasbrouck Dr., Woodbourne. Cross roads: SR 52.
8. HYCHEL HATORAH – SBL# 12-1-69 – Requests site plan approval for a sleep away camp for a staff building, renovation and expansion of two existing bunk houses, replace dining hall and a proposed dormitory. Zone: REC. Acres: 50.98. Location: Divine Corners Rd., Loch Sheldrake. Cross roads: Crabby Rd.
9. CHESTNUT COURT – SBL# 39-1-94/95 – Requests site plan amendment for a caretaker’s house. Zone: R. Acres: 7.49. Location: Laurel Ave., South Fallsburg.
10. WOODBOURNE SUPERMARKET – SBL# 24-3-7 – Requests site plan approval for a previously approved site plan that has expired for a new grocery store. Zone: MX. Acres: 0.449. Location: SR 52, Woodbourne. Cross Roads: Robbie Ln.

Denise Corbett, Clerk, Town of Fallsburg Planning Board

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