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Code Enforcement Officer



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TOWN OF FALLSBURG CODE ENFORCEMENT OFFICE

Member: New York State Building Officials Conference, Inc.

AGENDA

** Please be aware that while the Town of Fallsburg Planning Board will continue to review all applications on the merits and based on Town of Fallsburg Zoning Code, Subdivision Code, and other applicable laws and regulations, a Planning Board approval does not guarantee issuance of a water or sewer permit by the Department of Public Works. Due to current and expected future constraints on both the water and sewer systems, which were discussed and open to public comment during a joint Town Board, Planning Board, and Zoning Board of Appeals meeting on May 9, 2022, all water and sewer connection and extension applications will be accepted or denied based on the then-existing facts and circumstances. Each application made for connection or extension to the Town of Fallsburg water or sewer systems will include a review by the Town Engineer and will be guided by the Town Engineer's expertise and knowledge about the Town's water and sewer systems, the public health, safety, and welfare, and the publicly available water and sewer systems information that is posted at the Department of Public Works for public viewing. The Town Board is taking reasonable measures to address the water and sewer capacity issues. **

TOWN OF FALLSBURG PLANNING BOARD MEETING August 11, 2022

PLEASE TAKE FURTHER NOTICE, that the Planning Board meeting of Thursday, August 11, 2022 at 7:00 pm will be held in person at 12 Laurel Avenue, South Fallsburg. The public can attend via telephone by dialing 929 205 6099 (New York) meeting ID# 95452661458 via Zoom.

PLANNING BOARD DISCUSSIONS WILL BE HELD ON THE FOLLOWING:

PUBLIC HEARING:

1. CABANA SANDS – 20-1-4.1
2. CAMP KRULA – SBL# 39-1-86.1
3. ERIKA BOBINGER – SBL# 34-9-17/18/19
4. MM TIRES INC. – SBL# 49-1-7.2
5. JOSEPH SKOLER – SBL# 31-1-33

NEW BUSINESS:

- 1 ERIKA BOBINGER – SBL# 34-9-17/18/19 - Requests a lot line change. Zone: MX. Acres: .74. Location: 226 Main St., Hurleyville. Cross Road: Railroad Ave.
- 2 NORMAN SCOTT (C.A.M.P. Inspiration G NYC)– SBL# 58-1-50.1 – Requests special permit/site plan review for a charter school/camp. Zone: REC. Acres: 34.96. Location: 178 Old Turnpike Rd., Woodridge. Cross Roads: Forest Rd.
- 3 GAMBLE ESTATES DUPLEX DEVELOPMENT – SBL# 39-1-84 - Requests site plan modification to increase the density (number of units) from the approved 40 units to 41 units. Zone: Acres: Location: Gamble Road, Fallsburg. Cross Road: SR 42
- 4 MM TIRES INC – SBL# 49-1-7.2 – Requests site plan approval for a tire retail store. Zone: NB. Acres: .49 acre. Location: 63 Pleasant Valley Rd., South Fallsburg. Cross Road: Griff Court.
- 5 JOSEPH SKOLER – SBL# 31-1-33 - Requests site plan approval for a multi-residence property for use as short term rentals and possibly an event venue. Zone: R. Acres: 12.2. Location: 225 Post Hill Rd., Mountaintdale. Cross Road: Water Tower Road.
- 6 4 HASBROUCK DRIVE – SBL# 22-2-14 – Update on progress of project. Zone: MX. Acres: 1.17 acres. Location: 4 Hasbrouck Dr., Woodbourne. Cross Road: SR 52.

OLD BUSINESS:

1. LEON GOLDBERG - WOODRIDGE MAPLE ESTATES – SBL# 29-1-11/12 – Requests re-approval of a previously approved lot line improvement between two lots. Original approval was granted in 2019. Zone: REC. Acres: 2.58. Location: 72 Maple Ave S., Woodridge.
2. CABANA SANDS – SBL# 20-1-4.1 – Requests re-approval of a previously approved site plan and special use permit that has expired for 38 duplex units. Zone: R. Acres: 50.24. Location: SR 52, Loch Sheldrake. Cross Road: Zimmerman Rd.
3. HIGH VOLTAGE CAFÉ – SBL# 46-4-23 – Requests final approval for outdoor seating. Zone: MX. Acres: 8.20. Location: 47 Main St., Mountaintdale. Cross Roads: Post Hill Rd.
4. CAMP KRULA – SBL# 39-1-86.1 – Discussion regarding the progress made on this project. Zone: AG. Acres: 16.08. Location: 5405 SR 42, South Fallsburg.

Denise Corbett, Clerk, Town of Fallsburg Planning Board

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