

PLANNING BOARD
Lou Kiefer, Chairman

James Barnicle
Matthew Sush
Michael Croissant
Michael Hoyt
Arthur Knapp (Alternate)
Kathleen Lara (Alternate)



TOWN STAFF & CONSULTANTS
James Carnell (Department Head)

Paula Kay (Attorney)
Matt Sickler, PE (Engineer)
Helen Budrock, AICP (Planner)
Heather Zangla (Secretary)
Debbie Mitchell (Recording Secretary)

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PLANNING BOARD MEETING AGENDA

June 9, 2021 at 6:30p.m.

PUBLIC HEARING:

SULLIVAN COUNTY SPCA

104 Rock Hill Drive, Rock Hill, NY ▪ S/B/L: 32.-2-57.1 : *Site plan approval for an addition and special use permit.*

DISCUSSION ITEMS*:

** In addition to discussing the following projects, the Planning Board may also schedule public hearings as needed*

HAMASPIK RESORT

283 Rock Hill Drive, Rock Hill, NY ▪ S/B/L: 35.-1-7.1 / 7.4: *Amended site plan and schedule a public hearing.*

ACTION ITEMS:

CONCORD FAIRWAYS

Concord Road, Monticello, NY ▪ S/B/L: 9.-1-36: *Six month extension (Dec. 23, 2021)*

JAMES MADISON w/ MONTICELLO FIRE DEPARTMENT

110 Cantrell Road, Monticello, NY ▪ S/B/L: 49.-1-23: *Site plan approval for a minor subdivision.*

AVON COMMERCIAL PARK @ ROCK HILL TOWN CENTER

Glen Wild Road & Rock Hill Drive, Rock Hill, NY ▪ S/B/L: 32.-1-9.2 (multiple parcels) : *Notice of intent to declare lead agency.*

CENTER FOR DISCOVERY

15-21 Tekene Road, Monticello, NY ▪ S/B/L: 7.-1-26.1 : *Close public hearing and Final site plan approval.*

CENTER FOR DISCOVERY

195 Lake Louise Marie Road, Rock Hill, NY ▪ S/B/L: 52.-1-1.3: *Six month extension (Nov. 22, 2021) and fire truck driveway.*

ICHUD GROCERY

3711 State Route 42, Monticello, NY ▪ S/B/L: 28.-1-27.1: *Close public hearing and Final site plan approval.*

MACHNE OHEL TORAH fka ESTHER MANOR

566 State Route 17B, Monticello, NY ▪ S/B/L: 11.-1-24.1 : *Final site plan approval with new landscape design.*

RANCH ROAD REALTY, LLC

304 Ranch Road, Monticello, NY ▪ S/B/L: 16.-1-3: *Minor site plan modification to a previously approved pool.*

VIZNITZ INSTITUTIONS

169 Barnes Blvd., Monticello, NY ▪ S/B/L: 6.A-1-2: *Site plan approval for a temporary tent.*

PLEASE TAKE NOTICE, that this Planning Board meeting will be held via videoconferencing, as permitted by the NYS Open Meetings Law.

The public can also e-mail written comments or questions by 4:30PM on the day of the meeting to planning@townofthompson.com.

The Planning Board meeting can be accessed at: <https://us02web.zoom.us/j/86747498549> Meeting ID: 867 4749 8549

The public can also attend by telephone by dialing 1-646-558-8656 and entering the Meeting ID.