

PLANNING BOARD**Kathleen Lara, Chair**

Michael Croissant

Michael Hoyt

Arthur Knapp

Kristin Boyd

Christina Cellini (alternate)

**TOWN STAFF & CONSULTANTS****James Carnell (Department Head)**

Paula Kay (Consulting Attorney)

Matt Sickler, PE (Engineer)

Helen Budrock, AICP (Planner)

Laura Eppers (Secretary)

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E-mail: Planning@townofthompson.com**PLANNING BOARD MEETING AGENDA****February 14, 2024 at 7:00p.m.*****PUBIC HEARING:*****SILVERCREST TOWN HOMES**92 Fairground Road, Monticello, NY▪ Zoning: HC-2▪ S/B/L: 29.-1-13: *Site plan and special use review.****ACTION ITEM:*****THOMPSON SQUARE MALL**State Route 42, Monticello, NY▪ Zoning: HC-2▪ S/B/L: 13.-3-40.6: *239 referral.***HAMASPIK RESORT**283 Rock Hill Drive, Rock Hill, NY▪ Zoning: HC-1 & HC-2▪ S/B/L: 35.-1-7.1 & 7.4: *Request for minor modification.***K RUBIN HOLDINGS**402 Sackett Lake Road, Monticello, NY▪ Zoning: HC-1▪ S/B/L: 44.-1-16: *Final approval for change of use.***VIRGINIA COHEN**3457 State Route 42, Monticello, NY▪ Zoning: RR-2▪ S/B/L: 43.-1-40.1 & 40.2: *Request for a lot line revision.***KLINOV – LOT COMBO**181 Lake Shore Drive E, Monticello, NY▪ Zoning: SR▪ S/B/L: 55.-6-3.10 & 3.11: *Request to combined 2 lots.***MONGIELLO SUBDIVISION**Gregory Road, Monticello, NY▪ Zoning: RR-2▪ S/B/L: 56.-1-56.3: *Request for minor subdivision.***FAMILY FUN PARK**65 Friedman Road, Monticello, NY▪ Zoning: RR-1▪ S/B/L: 5.-1-6.3: *Confirm conditions of special use to court decision****DISCUSSION/POTENTIAL ACTION ITEMS (as determined by the Board):*****VERIZON WIRELESS**585 South Maplewood Road, Monticello, NY▪ Zoning: SR▪ S/B/L: 28.-1-37.1: *Continued review.***CAMP MAYIN TOHAR**Ranch Road & Fred Road, Thompsonville, NY▪ Zoning: RR-1▪ S/B/L: 16.-1-5.1: *Continued review.***MONTICELLO MOTOR CLUB – GARAGE LOFTS**67 Cantrell Road, Monticello, NY▪ Zoning: HC-2▪ S/B/L: 49.-1-1.1: *Update.*

PLEASE TAKE NOTICE, that this Planning Board meeting will be held in person and 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.

PLEASE ALSO TAKE NOTICE, that unless there is a special notice otherwise, the official meeting of the Town of Thompson Planning Board is the in-person meeting conducted at 4052 Route 42, Monticello, New York at the Town Hall Meeting Room. The zoom invite is merely a courtesy and convenience to residents, and applicants. If there is a disruption in the ability of the zoom meeting to commence or even continue once a meeting has been commenced, the official meeting at the Town Hall shall continue without interruption.

The Planning Board meeting can be accessed at: <https://us02web.zoom.us/j/86100516932> Meeting ID: 861 0051 6932 The public can also attend by telephone by dialing 1-646-558-8656 and entering the Meeting ID.

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