



TOWN OF NEWBURGH
Crossroads of the Northeast

21 HUDSON VALLEY PROFESSIONAL PLAZA
NEWBURGH, NEW YORK 12550

PLANNING BOARD
JOHN P. EWASUTYN, CHAIRMAN
TELEPHONE 845-564-7804
FAX 845-564-7802
E-MAIL: planningboard@townofnewburgh.org

PLANNING BOARD AGENDA

**December 21st, 2023
7:00 PM**

****PLEASE NOTE: The Planning Board Meeting will start at 7:00 P.M. and all Applicants/Representatives are to be present at that time. The Meeting will be held in the Meeting Room of Town Hall, located at 1496 Route 300, Newburgh NY.****

This will be an in-person meeting at Town Hall

Online meeting materials: <http://www.townofnewburgh.org/cn/meetings/>

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|----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|---------------------------------------|
| 1. Hillside Land Development (22-27): 24 Jeanne Drive Section 34, Block 2, Lot 66 Zone: IB Rep: Fellenzer Engineering, LLP 22 Mulberry Street, Suite 2A Middletown, NY 10940 | EXTENSION REQUEST 180 DAYS |
| 2. Longview Farm (06-39) Barbara Dr. Extension and Holmes Road Section 20, Block 2, Lots-numerous Zone: AR Rep: T.M. DePuy Engineering & Land Surveying 2656 Route 302 Middletown, NY 10941 | EXTENSION REQUEST 180 DAYS |
| 3. MKJC Realty, LLC (23-11) NYS Route 32 Section 35, Block 3, Lot 3.22 Zone: B Rep: Lanc & Tully PO Box 687 Goshen, NY 10924 | SITE PLAN |
| 4. 39 N. Plank Road/Proposed Starbucks (23-14) | SITE PLAN |

39 North Plank Road
Section 75, Block 1, Lot 13.1
Zone: B
Rep: Kimley Horn Engineering and Landscape Architecture
200 Park Ave., Suite 1700
New York, NY 10166

5. Curaleaf- Newburgh (21-34)

AMENDED SITE

8 North Plank Road
Section 80, Block 5, Lot 15
Zone: B
Rep: Vincent J. Doce & Associates/ Darren Doce
41 Mead Street
Montgomery, NY 12549

6. Alvarez & Jason (23-26)

INITIAL APPEARANCE
SITE PLAN

12 Berry Lane
Section 35, Block 3, Lot 20
Zone: R-1
Rep: A.C.E.S. Surveying/ Jonathan Millen, LLS
1229 Route 300
Newburgh, NY 12550

7. Britain Woods (22-17)

DRAFT DEIS/ COMPLETENESS

442 Little Britain Road (NYS Route 207)
Section 97, Block 1, Lot 32.1, 32.2, 32.3 &40.1
Zone: R-3
Rep: Engineering & Surveying Properties, PC
71 Clinton Street
Montgomery, NY 12549

8. Gardner Ridge (02-29)

PUBLIC HEARING

Gardnertown Road near Gidney Avenue
Section 75, Block 1, Lot 4.12
Zone: R-3
Rep: Darren Doce, P.E.
Doce Associates
5020 Route 9W, #19
Newburgh, NY 12550

PLANNING BOARD BUSINESS – December 21st, 2023
WORK SESSION—5:00 PM Start Time