



# TOWN OF NEWBURGH

## *Crossroads of the Northeast*

OLD TOWN HALL  
308 GARDNERTOWN ROAD  
NEWBURGH, NEW YORK 12550

PLANNING BOARD  
JOHN P. EWASUTYN, CHAIRMAN  
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### PLANNING BOARD AGENDA

June 4<sup>th</sup>, 2020

**Due to public health and safety concerns related to COVID-19, the Planning Board will NOT be meeting in person. In accordance with the Governor's Executive Orders 202.1 and 202.10, the June 4, 2020 Planning Board meeting will be held via videoconference and teleconference. A transcript will be posted on the Town's website at a later date.**

**The public can watch the meeting via Zoom or dial in by phone for audio only. For the videoconference, the Zoom app must first be installed on smartphones, tablets or computers from [www.zoom.us](http://www.zoom.us).**

#### **Zoom Video Conference Meeting:**

<https://us02web.zoom.us/j/88940292039?pwd=YjkrM0RkWWR2SnNBZU9kVmJDeEpOZz09>  
Meeting ID: 889 4029 2039 Password: 785368

**Teleconference dial in: One tap mobile for audio only:**  
**+19292056099,,88940292039#**

**Manual dial for audio only:** +1 929 205 6099 || Meeting ID: 889 4029 2039

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

#### **1. Young Subdivision (20-02)**

50 Millhouse Road  
Section 8, Block 1, Lot 52.2  
Zone: AR  
Rep: Engineering & Surveying Properties, P.C.  
71 Clinton St.  
Montgomery, NY 12549

4 LOT SUBDIVISION

- 2. Gasland-42 South Plank Rd. (Rt. 52) (20-07)** INITIAL APPEARANCE  
 42 South Plank Road  
 Section 43, Block 5, Lot 1  
 Zone:  
 Rep: Keane & Beane, P.C. & Chazen Companies(Christopher Lapine,P.E.)  
 445 Hamilton Ave. Suite 1500  
 White Plains, NY 10600
- 3. Madan Subdivision (20-06)** 3 LOT SUBDIVISION  
 Orchard Drive  
 Section 1, Block, 1 Lot 132  
 Zone: AR  
 Rep: Mecurio-Norton-Tarolli-Marshall (MNTM) Engineering, Land Surveying  
 PO Box 166  
 Pine Bush, NY 12566
- 4. The Ridge (f/k/a The Loop/The Marketplace) (17-01)** Re-APPROVAL: 6<sup>TH</sup> AMMENDED SITE PLAN  
 Rt. 300 & Rt. 52  
 Section, Block, Lot: Multiple Lots  
 Zone: IB & R-3  
 Rep: Divney Tung Schwalbe, LLP  
 1 North Broadway  
 White Plains, NY 10601
- 5. Ready Coffee (19-26)** AMENDED SITE PLAN  
 Gardnertown Rd. Southwest quadrant- Northwest corner of property  
 Section 76, Block 4, Lot 3  
 Zone: B  
 Rep: Lothrop Associates, LLP  
 33 Westchester Avenue  
 White Plains, NY 10604

**PLANNING BOARD BUSINESS-June 4<sup>th</sup>, 2020**  
**WORK SESSION---6:00 PM Start time**

Topic: Newburgh Planning Board work session

Join Zoom Meeting:

<https://us02web.zoom.us/j/83760110305?pwd=bWxCamFMT0ILUzFsYUVIV3hNSkIFUT09>

Meeting ID: 837 6011 0305

Password: 378424

One tap mobile for audio only:  
 +19292056099,,83760110305#

Manual dial for audio only:

+1 929 205 6099 || Meeting ID: 837 6011 0305