



CITY OF KINGSTON PLANNING BOARD
MEETING AGENDA
June 21, 2021 at 6P.M.EST
Zoom Meeting

BOARD MEMBERS: Wayne D. Platte, Jr., Chairman, Charles Polacco, Robert Jacobsen, and Matt Gillis, Kevin M. Roach

ALTERNATES: Vincente Archer and Emily Hamilton.

OTHERS: Suzanne Cahill; Planning Director, Kyla DeDea; Assistant Planner, Ald. Don Tallerman; Common Council Liaison, Daniel Gartenstein; Assistant Corporation Counsel.

GENERAL NOTES:

- READ Instructions for Meeting Protocol/Turn Meeting over to Chairman Platte
- Introduction of all Board Members and Staff Present

REGULAR BUSINESS:

NOTE: There will be no open public speaking. Public hearings will take place only for items listed as such. Written comments specific to any of the public hearings are strongly encouraged and will be distributed to the Board Members and posted on the City website prior to the meeting. Written comments must be received by 2PM on Friday, June 18, 2021. Comments may be emailed to Suzanne Cahill, Planning Director at scahill@kingston-ny.gov, mailed or placed in the drop box outside of City Hall. For those items scheduled for a public hearing, the public is also invited to speak via audio connection at the time the hearing is called. Any person wishing to speak on a public hearing, should sign up by calling (845) 334-3955, or email scahill@kingston-ny.gov, with your name and public hearing item you wish to speak on, by 3 PM, Monday, June 21, 2021.

Item #1: Adoption of the May 17, 2021 Planning Board Meeting Transcripts and Decisions.

PUBLIC HEARINGS:

Item #2: **#670 Broadway** SPECIAL PERMIT RENEWAL for an apartment in the C-2 Mixed Use Overlay District. SBL 56.25-1-19. SEQR Determination. Zone C-2, MUOD, BOD. Ward 4. Rosa P. Merchan-Ayavaca; applicant/owner.

Item #3: **#124 Green Street** SPECIAL PERMIT to reestablish a 2nd floor apartment in the C-2/Mixed-Use Overlay District. SBL 48.330-3-20. SEQR Determination. Zone C-2/Mixed Use Overlay District. Ward 2. Kaivia Corp; applicant/owner.

Item #4: **#37 John Street** SPECIAL PERMIT AMENDMENT to add additional cellular antennas and equipment. SBL 48.331-2-18. SEQR Determination. Zone C-2, HAC, Stockade Historic District. Ward 2. T-Mobile Northeast LLC/applicant; RUPCO/owner.

Item #5: #105-107 Henry Street SPECIAL PERMIT RENEWAL for a multidisciplinary arts center with gallery space, exhibition and educational space and administrative offices. SBL 56.108-4-27. SEQR Determination. Zone R-2, Ward 4. Alan Baer, Architect/applicant; Transart/owner.

Item #6: #89 John Street SPECIAL PERMIT to establish an apartment in the C-2/Mixed Use Overlay District. SBL 48.330-3-26. SEQR Determination. Zone C-2, MUOD, HAC, Stockade Historic District. Ward. 2. Raymond Lippert; applicant/owner.

Item #7: #24 John Street SPECIAL PERMIT AMENDMENT/RENEWAL for an 8 room hotel and conversion of an existing garage/shed into additional hotel operations, check in, and an accessible bathroom. SBL 48.331-4-2. SEQR Determination. Zone C-2, Stockade Historic District, HAC. Ward 2. Hudson Valley Kingston Development LLC; applicant/owner.

OLD BUSINESS:

Item #8: #79 Hurley Avenue SITE PLAN to renovate and redevelop an existing building into a mixed use commercial/office building. SBL 48.71-2-11. SEQR Determination. Zone C-2. Ward 1. Higginsville Station, LLC; applicant/owner.

NEW BUSINESS:

Item #9: #52-54 German Street SITE PLAN to construct a shed. SBL 56.42-15-9. SEQR Determination. Zone RT, Rondout Historic District, HAC. Ward 8. Alan Golgoski; applicant/owner.

Item #10: #132 Lindsley Avenue SITE PLAN to establish a 12 room hotel with restaurant and event use and to renovate a second structure into a 2 dwelling residence. SBL 56.28-1-4.2. SEQR Determination. Zone RRR, Coastal Zone, National Register. Ward 8. 132 Lindsley Avenue LLC; applicant/owner.

INSTRUCTIONS FOR PUBLIC CALL IN TO PARTICIPATE:

One tap mobile

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+1 346 248 7799 US (Houston)

+1 669 900 9128 US (San Jose)

Meeting ID: 852 6304 3068

Passcode: 91243491

Find your local number: <https://us02web.zoom.us/j/85263043068>