

TOWN OF ROCKLAND

OFFICE OF THE SUPERVISOR

P.O. Box 964, Livingston Manor, New York, 12758
845-439-5450 Ext. 102

Zoning Review #12 Notes
May 12, 2025
6 pm

Attendance:

Robert Eggleton-Supervisor
Andrew McRell-Councilperson
Jennifer Grossman-Planning Board Chair/Pro-Housing Committee
Glenn Gabbard-Building/Code Enforcement
Linda Hartley-ZBA/Pro-Housing
Peter Manning-Genius Loci Planning
Jennifer DeVantier-Secretary to the Supervisor

Call to order at 6:16 by Supervisor Eggleton.

Approval of notes from Meeting #11 April 8, 2025, by Jennifer Grossman and Glenn Gabbard with all in favor.

Select members for the Zoning Review Committee that will vote on the local law for the Morditorium and revisions to the Comprehensive Plan to be presented to the Town of Rockland Town Board. Members should include:

Robert Eggleton
Andrew McRell
Jennifer Grossman
Glenn Gabbard
Linda Hartley

Have two separate public hearings, one for the Comprehensive Plan Revisions and the other for the Local Law for zoning.

Agriculture Section- Sullivan County is doing an Agriculture review. Reference in the Comp Plan to align with the County Plan, as well as create and Agricultural Committee.

Timber Harvesting- Require proof of DEC Permit, Certificate of Compliance as well as see the Highway Department. All associated permits are required.

- Put some language in site plan review for timber
- Reference the term stormwater multiple times.

Open Space Recreation in RC
Community Open Space has development

| Definitions that require Clarification tailored to Zoning | | |
|---|------------------------|-----------------|
| Green | Public Open Space | Green Space |
| Community | Private Open Space | Community Space |
| | Public | |
| | Private | |
| | Open Area | |
| | Open Space Subdivision | |

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Items to leave with the Planning Board:

- Percentage of open space required to be adjusted pending on the number of lots.
- Land Clearing
- Land Disturbance

Engineer and registered architect must be referred as NYS Licensed Design Professional

Add to Bulk Table:

- Land Clearing for Development

Elevation Overlay District is undetermined at this time. Elevation map will be sent out for the next meeting date. 1600 feet may not be high enough, also site plan review and site plan criteria need to be determined. Higher elevations may set certain triggers.

Next Meeting Date:

Monday June 9, 2025, at 6 pm.