



**Town of Dover  
Planning Board Meeting  
November 21, 2016  
7:00PM**

David Wylock, Chair  
Valerie LaRobardier, Member  
Peter Muroski, Member  
Michael Villano, Member  
William Sedor, Member  
James Murphv, Member

**1. Call Meeting to Order**

**2. Pledge of Allegiance**

**3. Public Hearings:**

**A. STONY BROOK ESTATES - SPECIAL PERMIT RENEWAL- 7063-00-442492 (CONTINUED)**

APPLICANT RANDALLO INC.

PROPERTY LOCATED – NYS RT 22, DOVER PLAINS

APPLICATION FOR 28 CONDOMINIUM UNITS ON 38.01 ACRES OF LAND IN THE RC DISTRICT

**4. Old Business:**

**A. SRM ENTERPRISES 7059-04-709371-0000**

APPLICANT: SRM ENTERPRISES

PLANS PREPARED BY: JAMES SULLIVAN OF ZARECKI & ASSOCIATES

PROPERTY OWNER: SRM ENTERPRISES INC.

PROPERTY LOCATION: ROUTE 22, WINGDALE, NY

APPLICATION FOR: SITE PLAN SPECIAL PERMIT TO CONSTRUCT A 2,500 SF MAINTENANCE GARAGE WITH PARKING, SUB SURFACE SDS PRIVATE WELL AND MATERIAL STORAGE ON A 3.02 ACRE PARCEL IN THE HC DISTRICT

**B. OLD DROVERS INN – SITE PLAN 7061-00-790875-0000**

APPLICANT: OLD DROVERS INN, LLC.

PLANS PREPARED BY: RENNIA ENGINEERING DESIGN, PLLC

PROPERTY OWNER: OLD DROVERS INN, LLC.

PROPERTY LOCATION: 196 E DUNCAN HILL RD

APPLICATION FOR: SITE PLAN FOR COUNTRY INN / CONFERENCE CENTER

**5. New Business:**

**A. Cricket Valley Energy Center, LLC\_Lot Line Adjustment 7060-00-493989-0000, 7061-00-062121 & 7060-00-361986**

APPLICANT: CRICKET VALLEY ENERGY CENTER, LLC

PLANS PREPARED BY: ZARECKI AND ASSOCIATES LLC

PROPERTY OWNERS: HOWLAND LAKE PARTNERS LLC AND WORLD OLIVET ASSEMBLY, INC.

PROPERTY LOCATIONS: ROUTE 22 REAR, ORE BED RD & CHIPPAWALLA RD REAR

APPLICATION FOR: LOT LINE ADJUSTMENT

**6. Entertain Request for Extensions: NONE**

**7. Discussion:**

**A. Dover Greens - Special Permit Phase 1**

APPLICANT: PHILIP BAE FOR PROPERTY OWNER OLIVET MANAGEMENT LLC

PLANS PREPARED BY: RICH RENNIA PLLC

PROPERTY LOCATION: 207 HUTCHINSON AVENUE, WINGDALE, COMBINED 508 ACRES IN THE HM, HR & CO DISTRICTS.

APPLICATION AMENDMENT: A GATEWAY STRUCTURE CONSISTING OF TWO ARCHITECTURAL WALLS CONSTRUCTED OUT OF CONCRETE MASONRY UNIT BLOCK WITH BRICK VENEER AND SIGNAGE.

**8. Minutes: November 09, 2016**

**9. Adjournment**