

**TOWN OF SHAWANGUNK  
PLANNING BOARD AGENDA  
June 4, 2024**

**Meeting Location:** Town Hall, 14 Central Avenue, Wallkill

**Open Regular Meeting:** 7:00 pm

**Emergency Exits Announcement**

**Pledge of Allegiance**

**Approval of Minutes of May 7, 2024**

**PUBLIC HEARING:**

**CONTINUATION OF PUBLIC HEARING:**

**E&L Garvey – Two Lot Subdivision (Applicant No. 2024-04)**

SBL: 105.1-1-26.122, 152.64 acres, Address: 3014 State Route 52, Pine Bush, NY 12566. Lot Line Adjustment to create two parcels, approximately 102.5 acres and 50 acres. Property Class: Rural Residential, Pine Bush School and Pine Bush Fire District.

**APPEARANCES:**

**Harrier Ridge Estates – Mako Homes – 7-Lot Subdivisions  
(Applicant No. 2023-09)**

SBL: 106.1-3-29.421, Address: Dubois & Malloy Road, 26.5 Acres, Property Class: Abandoned Ag-2, Wallkill Central School District, Wallkill Fire District (FD 171). Ten lots subdivision project.

**Rucinski-Scott – 2 Lot Line Change  
(Applicant No. 2024-06) SBL's:**

99.1-6-13.110 (28.2 Acres) – 39 Papuga Road

99.1-6-13.120 (1.20 Acres) – 116 Papuga Road

Pine Bush School District, Shawangunk Valley Fire (FD174), Subdivision and Lot Line Change of Lands of Robert and Rhonda Rucinski and Marian & Kathleen Scott.

**Breezy Valley – 52 Bruyn Turnpike – 3-Lot Line Change (Applicant No. 2024-05)**

SBL's:

106.1-2-17.111 (70.2 acres) Address: 52 Bruyn Turnpike; - Breezy Valley

106.1-2-16 (125' x 175' [0.5 acres]) Address: 82 Bruyn Turnpike – William & Linda Bender;

106.1-2-24 (45.7 acres) Address: 1821 Albany Post Road – SVG Holdings, LLC

Wallkill Central School District, Wallkill Fire District. Lot line change project.

**Hufcut / Boniface – Burlingham Road – 2 Lot Proposed Subdivision  
(Applicant No.: 2025-07):**

SBL: 104.4-3-18 (21.16 acres), Address: Jason Boniface, Burlingham Road, Pine Bush School District, Walker Valley Fire (FD176), 2-Lot proposed subdivision project.

**DISCUSSIONS:**

**Mr. Joseph Russek - Third Generation Homes (Applicant No. 2023-14):**

SBL: 104.1-3-27, 2.3 acres, Address: Corner of Weed Road and NYS Route 52 in Walker Valley, Commercial Site Plan 4,800 sq. ft. with three businesses and two residential bungalows. Property Class: Vacant, SB (Small Business), Pine Bush School District, Walker Valley Fire Company

**CORRESPONDENCE:**

Next Regular Meeting to be held on **July 2, 2024**  
Dead line for submission is **Friday, June 14, 2024** at noon.

**This Agenda is subject to change**