

**TOWN OF SHAWANGUNK  
PLANNING BOARD AGENDA  
May 6, 2025**

**This Agenda is subject to change**

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

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

**Emergency Exits Announcement**

**Pledge of Allegiance**

**Approval of Minutes of April, 1, 2025**

***PUBLIC HEARING:***

**Lands of Leslie & Thersa Concors**

**Near 635 Upper Mountain Road, Walker Valley, N.Y -Proposed two lot Subdivision (Applicant No; 2025-03)** SBL:92.3-1-11.111, 264 +/- acres, Zoning District RS-1, Address: Near 635 Upper Mountain Road, Walker Valley, N.Y, Pine Bush School, Walker Valley Fire District. Proposed two lot subdivision transferring land to O.S.I.

***CONTINUATION OF PUBLIC HEARING:***

**Nicky D's Towing & Recovery**

**Nicholas DiBlanca- Special Use (Applicant No; 2025-17)**

SBL: 100.1-1-2, 1.6Acres, Zoning District: R-Ag-2, Address: 2151 Brunswick Road, Wallkill N.Y., School District: Wallkill, Fire District: Shawangunk Valley Fire. Project: Proposed 24-hour towing and Automotive Repair Shop

***APPEARANCES:***

**Wayne Sheeley**

**Two Lot Subdivision (Applicant No.: 2024-10)**

SBL: 106.4-2-21.1, Acres: 15.1, Address: 425 Plains Road, Zoning District: R-Ag 2, School District: Wallkill, Fire District: Wallkill Fire. Project: Two Lot Subdivision and Existing Old Home Renovation into a Duplex

**Hufcut / Boniface**

**Proposed 2 Lot Subdivision, Burlingham Road**

**(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.

**Catsmo Artisan Smokehouse**

**Site Plan Change & Addition (Applicant No.: 2024-17)**

(SBL: 106.001-1-17.141) Proposed Addition for a 4,853 sq.ft. addition to existing smokehouse facility located at 25 Myers Road, Wallkill N.Y. 12589, 92.8 Acres in the R-Ag4 District, Wallkill Fire District & Wallkill Central School District.

***DISCUSSIONS:***

***CORRESPONDENCE:***

Next Regular Meeting to be held on **June 3, 2025**  
Deadline for submission is **May 16, 2025** at noon.