



Donald Serotta
Chairman

Dave Donovan
Counsel

Al Fusco
Engineer

Melissa Foote
Secretary

PLANNING BOARD

TOWN OF CHESTER

**COUNTY OF ORANGE
1786 KINGS HIGHWAY
CHESTER, NY 10918**

**Dot Wierzbicki
Larry Dysinger
Jackie Elfers
Mark Roberson
Jon Gifford
Justin Brigandi**

**October 4, 2023 @ 7:00pm
at the Town of Chester
Planning Board Meeting Agenda**

WebEx Link: TBD

Facebook: Chester Rec

YouTube: [Town of Chester, NY – YouTube](#)

Miscellaneous

Kirk Rother/Engineer for Ridge Road Equities requesting from the Planning Board a 90 extension of the conditional final subdivision approval granted for the O'Reilly subdivision.

SBL: 17-1-99.21

O'Reilly Subdivision (Ridge Road Equities) Subdivision Plan Tax Parcel 17-1-99.21

Work Session

Ed Mullins

Proposed Lot line change to return back portion of the lot to the Agricultural lot (this lot has historically been used exclusively for Agricultural)

Project Location: 1125 Kings Highway

Applicant: Andrew W. Oppman

Consultant: John McGloin

SBL & Zoning: 17-1-15 – 1125 Kings Highway, AR1 & 17-1-102 – Kings Highway, IP

Brian Schulzer

Proposed warehouse/office building for online collectibles dealer. Ideally 20,000 sq ft. steel building. Possible subdivision of space for rental income

Project Location: Co Hwy 13

Applicant: Brian Schulzer / Neat Sparkle City Comics

SBL & Zoning: 6-1-71 / IP

Bell Station Corp.

Proposed construction of warehouse/office space

Project Location: Kings Highway (Route 13) & Laroe Road

Applicant: Bell Station Corp.

Engineer: Bradley Cleverley, MJS Engineering & Land Surveying, PC

SBL & Zoning: 4-1-6.22 / GC

Baroda

Proposed Subdivision / Single Family Residences
Black Meadow Road

Applicant: BDR Group, LLC

Engineer: Pietrzak & Pfau Engineering & Surveying

SBL & Zoning: 12-1-31 / AR3

DRAFT