



TOWN OF MARBLETOWN

A regular meeting of the Town Board of the Town of Marbletown was convened in a public session of the Town Hall, 1925 Lucas Ave Cottekill, New York on January 4, 2024, at 6:00 o'clock P.M. local time. The meeting was called to order by Supervisor Rich Parete, and, upon roll being called, the following were:

PRESENT:

ABSENT:

The following Resolution was offered by _____ and seconded by _____:

**RESOLUTION #- 2024; ESTABLISHING A DATE FOR A PUBLIC HEARING
REGARDING THE PROPOSED AMENDMENT TO THE MARBLETOWN ZONING LAW
CHAPTER 200-5 ZONING MAP**

WHEREAS, the Town Board of the Town of Marbletown is considering adoption of an amendments to Town of Marbletown Zoning Map, previously enacted and adopted pursuant to Section 200-5 of the Town Code of the Town of Marbletown, in the Town of Marbletown, Ulster County, New York; and

WHEREAS, the Town of Marbletown is the owner of certain real property situated within the Town of Marbletown located at 535 North Marbletown Road and bearing Tax Assessment Map designation SBL 62.1-3-6 (the "Property"); and

WHEREAS, the existing zoning of the Property on the Zoning Map of the Town of Marbletown ("Zoning Map") is R-1 Residence District and such property consists of the former Marbletown Fire Districts's vacant building that housed the District's fire engines and equipment and the Property includes a parking area for maneuvering such engines and equipment; and

WHEREAS, in 2022, the Town Board declared the property as surplus and no longer needed for firefighting purposes; and

WHEREAS, access to a public highway from the Property is limited to North Marbletown Road; and

WHEREAS, the property contains a former firehouse and such non-residential use has been the only use made of the site since at least 1946; and

WHEREAS, the property is located in North Marbletown is located generally in a hamlet where both residential and non-residential uses can be found including directly adjoining the subject parcel to the North and the Northeast; and

WHEREAS, the Town Comprehensive Plan recommends North Marbletown as a location suitable for a diversification of uses including additional businesses to realize the Town Comprehensive Plan's goals to encourage business and service uses in the existing hamlets, including North Marbletown; and

WHEREAS, the Town Board has called for a public hearing for the purpose of hearing from the community on the Zoning Map change for the parcel from R-1 Residence to B-2 Highway Business.

NOW THEREFORE BE IT RESOLVED, by the Town Board of the Town of Marbletown (by the favorable vote of not less than a majority of all of the members of the Board) as follows:

1. The Town Board of the Town of Marbletown shall hold a public hearing on February 6, 2024, at 6:00 o'clock P.M. at the Town Hall, 1925 Lucas Avenue, Cottekill, New York, 12419 to hear all interested parties on the proposed 2024 Town Plan Update; and
2. The Town Clerk is hereby authorized and directed to publish notice of said public hearing in the official newspaper of the Town, on January 27, 2024, which is not less than ten (10) calendar days prior to the date of said public hearing.

