



June 24, 2019

SENT VIA EMAIL AND U.S. MAIL

Victoria Polidoro, Esq.  
Law Offices of Rodenhausen Chale and Polidoro LLP  
55 Chestnut Street  
Rhinebeck, NY 12572

Re: **SELINA WOODSTOCK REAL ESTATE LLC, SPR# 19-0359A**

Dear Victoria:

In connection with amending your client's Application which had been under Planning Board (PB) review—to no longer include expansions of the motel unit buildings—a follow up submission should be made to the PB for its review. Upon submission, a Board and consultant review would occur. The PB has scheduled a second sketch plan review of the above-referenced application for its July 18, 2019 meeting from 6:45 to 7:45 pm, if that timing is feasible for your submission. The PB Office requires your complete submission by Monday, July 1<sup>st</sup>.

The contents of the next submission, determined by the PB, must include material samples, narratives, plans, reports and other data which addresses the overall discussion topics listed below AND responses to the subjects raised in the June 20th *MDRA* PB Memorandum (attached), the bulk of which would still remain pertinent in light of the intention to delete building expansions.

Overall, the following is required:

1. A baseline description and plans of the property, easements and all improvements, septic and other infrastructure, as those elements existed before any of the recent construction activities took place on the site;
2. A description of all construction activities which are taking place on the site at present with copies of building permits under which work is being performed;
3. Identification of the approvals sought by the PB with a citation to Woodstock Zoning Law sections which require the approvals;
4. A narrative and detailed description of all elements of the project for which approvals are sought;

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Letter to Victoria Polidoro, Esq.

5. A narrative and detailed description of arrangements being made or proposed in regard to wastewater disposal, submittal of plans, Ulster County Department of Health (UCDOH) review and a discussion with new ownership regarding the option of connection to the Town's municipal sewer system; and
6. Responses to issues raised in the attached June 20, 2019 *MDRA* PB Memo.

Thank you.

Sincerely,  
**TOWN OF WOODSTOCK PLANNING BOARD**

*/s/ John LaValle*

John LaValle  
Chairman

Attachment

cc: Jess Walker  
Planning Board  
Matthew D. Rudikoff Associates, Inc. (MDRA)