

**VILLAGE OF MONROE  
PLANNING BOARD WORKSHOP  
AGENDA**

**WEDNESDAY, SEPTEMBER 11, 2019**

**7:00 P.M.**

Pledge of Allegiance  
Announcement of Fire Exit Locations

1. 208 Business Center – Site Sketch Plan (201-3-3, 4, 7 & 8)
  - a. Traffic Analysis (July 2017)
    - i. [TIS Transmittal to NYS DOT](#)
    - ii. [Traffic Assessment with 208 Redesign Red](#)
    - iii. [TIS to Village](#)
  - b. [Engineering Review](#)
  - c. [Full EAF \(July 2019\)](#)
  - d. [Kirk Rother, PE Letter](#)
  - e. [Project Minutes \(December 12, 2018\)](#)
  - f. [Site Plan \(July 2019\)](#)
2. Brixmor (Shop Rite Plaza) – Special Use Permit Renewal (203-2-5)
  - a. [Lanc & Tully Review](#)
  - b. [Plant List](#)
  - c. [Planting Plan](#)
  - d. [Plants](#)
  - e. [Conditional Use Renewal Project Minutes](#)
3. Java Jo’s – Amended Site Plan – (212-4-7)
  - a. [Cover Letter](#)
  - b. [Project Minutes](#)
  - c. [Site Plan](#)
  - d. [Lanc & Tully Review](#)
4. Smith Farm – Amended Site Plan
  - a. [Architectural Guidelines](#)
  - b. [Adopted Findings Statement with Appendices](#)
  - c. [Application](#)
  - d. [Dotson \(Planner\) Memorandum](#)

- e. [ZBA Decision on SEQRA](#)
  - f. [ZBA Minutes from SEQRA Challenge](#)
  - g. [Final Adopted Resolution](#)
  - h. Single Family Models
    - i. [Single Family 8^12](#)
    - ii. [Single Family 12^12 Shakes](#)
    - iii. [Single Family 12^12 Siding](#)
  - i. Duplex Models
    - i. [Duplex 8^12](#)
    - ii. [Duplex 12^12 – Full Shakes](#)
    - iii. [Duplex 12^12 – Siding](#)
    - iv. [Duplex 12^12 – Stucco Shakes](#)
    - v. [Duplex 12^12 – 3^12](#)
  - j. Patios
    - i. [Patio 8^12](#)
    - ii. [Patio 12^12 3^12](#)
    - iii. [Patio 12^12 Shakes](#)
    - iv. [Patio 12^12 Siding](#)
  - k. Recreation Centers
    - i. [Recreation Center 3^12](#)
    - ii. [Recreation Center 12^12 Shakes](#)
    - iii. [Recreation Center 12^12 Siding](#)
  - l. Floor Plans
    - i. [Paragon Smith Farm C](#)
    - ii. [Paragon Smith Farm D](#)
    - iii. [Paragon Smith Farm E](#)
    - iv. [Paragon Smith Farm F](#)
    - v. [Paragon Smith Farm G](#)
    - vi. [Paragon Smith Farm H](#)
    - vii. [Paragon Smith Farm I](#)
    - viii. [Paragon Smith Farm J](#)
5. 43 Freeland St. – Site Plan – (214-1-62)
- a. [239 Cover Sheet](#)
  - b. [Details \(August 26, 2019\)](#)
  - c. [Lighting & Landscaping \(August 26, 2019\)](#)
  - d. [Site Plan \(August 26, 2019\)](#)
  - e. [Project Minutes](#)
  - f. [Environmental Assessment Form](#)
  - g. [Planning Board Cover Letter](#)
6. YMCA – Special Use Permit – (201-3-1.11)
- a. [Amended Site Plan](#)
  - b. [Phase 2 Project Minutes](#)