

ZONING

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Town of Wallkill

Conservation Subdivision Procedures Overview

[Added 12-9-2009 by L.L. No. 8-2009]

Step	Description	Tasks
1	Submit resource analysis worksession materials	Schedule a resource analysis worksession with representatives of the Planning Board and Town consultants (review team). Submit resource analysis map and other required materials at least 30 days in advance.
2	Resource analysis worksession	Review resource analysis map with review team to determine eligibility, agree on areas of resource protection and review yield plan prior to sketch plan stage.
3	Submit sketch plan materials	Submit for review a preliminary sketch plan of the proposed conservation subdivision working around areas of resource protection, and other required materials at least 30 days in advance. Submitted packet shall also be forwarded to Town Board and other interested agencies for review and comment prior to the sketch plan review meeting.
4	Sketch plan review meeting	Review sketch plan and materials with Planning Board. The applicant shall revise the sketch plan and yield plan as may be required by the Planning Board in order to determine the number of building lots and receive sketch plan approval.
5	Submit preliminary plat materials	Submit for review a preliminary plat of the proposed conservation subdivision based on comments from Planning Board at least 30 days in advance. Applicants submitting a low-density subdivision may be permitted to skip to final plat submission.
6	Preliminary plat review meeting	Review preliminary plat materials with Planning Board as per Chapter 209. The applicant shall revise plat as may be required by the Planning Board in order to receive preliminary plat approval.
7	Final plat submission, review, approval and filing	Submit final plat materials for review and approval procedures as required for regular subdivision plats as per the requirements of Chapter 209.