



PLANNING BOARD MEETING AGENDA

July 29, 2026 at 7:30 PM

432 Route 306, Wesley Hills, NY 10952

Phone: 845-354-0400 | Fax: 845-354-4097

CALL TO ORDER

ROLL CALL

CONTINUED PUBLIC HEARING

1. To consider the application of Kim Thomas Sippel - Architect/Tammy Wolchok, 11 Camberra Drive, Wesley Hills, NY 10901. The Applicant is seeking: a Wetlands Permit [Wetland – Deck Renovations to Proposed Residence].

The subject property is commonly known as 11 Camberra Drive, Wesley Hills, NY. The property is situated on the Northerly and Easterly Sides of Camberra Drive. The property is designated on the Town of Ramapo Tax Map as Parcel ID # 41.13 -1 - 17 and is located in an R-50 zoning district.

2. To consider the application of Mark Friedman for 12 A Martha Rd, Wesley Hills, NY 10960. The applicant is seeking a Site Plan/ Special Permit.

The subject property is commonly known as 12 A Martha Rd. The property is situated on the eastern side of Martha Road, 350 feet south of Grandview Avenue. Designated on the Town of Ramapo Tax Map as Parcel ID# 41.14-1-62 and is located in an R - 50 zoning district.

PUBLIC HEARING

3. To consider the application of Barry Braunstein, 14 Judith Lane, Wesley Hills, NY 10901. The Applicant is seeking: a Wetlands Permit *[Wetland-Construction for a Single Family Home with Deck and Staircase]*.

The subject property is commonly known as 14 Judith Lane, Wesley Hills, NY. The property is situated on the East Side of Judith Lane. The property is designated on the Town of Ramapo Tax Map as Parcel ID # 41.18 -1 - 1 and is located in an R-35 zoning district.

DISCUSSIONS

4. Discussion on the application submitted by YESHIVA OHR REUVEN for a Site Plan and Special Permit [Temporary Structures].

The subject property is located on the Northwesterly side of Grandview Avenue, at the intersection of Spook Rock Road. Known as Tax Parcel ID#'s 40.16-1-17 & 18 on the Ramapo Tax Map. The subject property is located at 251-259 Grandview Avenue.

5. The discussion of Joseph Chill, 3 Kentor Lane. The Applicant(s) are seeking a Sketch

Plat Approval for a Subdivision/Lot Line Adjustment.

The subject property is commonly known as 3 Kentor Lane. The property is situated on the North side of Kentor Lane, 252 feet East of Rt 306. The property is designated on the Town of Ramapo Tax Map as parcel #41.11-2-23 and is located in an R-35 Zoning District.

APPROVAL OF MINUTES

6. June 24, 2026

ADJOURNMENT