

# AGENDA

## TOWN OF MARLBOROUGH PLANNING BOARD

March 4, 2024  
Regular Meeting 7:30 PM

**CHAIR:** Chris Brand, **MEMBERS:** Fred Callo, James Garofalo, Steve Jennison, Cindy Lanzetta, Joe Lofaro, Bob Troncillito,

### Approval of Minutes for February 5, 2024

### Announcements

### Communications

Public Hearings None

### Ongoing Application Review

<b>Slutsky and Bowdren STR</b> 79 Ridge Rd, Marlboro <i>Applicant is seeking:</i> Short Term Rental	<b>23-1028</b> 108.2-3-28.110	<b>FINAL</b>	<b>MINOR SITE PLAN</b>
<b>Stralow Farm</b> 551 Lattintown Rd, Marlboro <i>Applicant is seeking:</i> Short Term Rental Cottage/House	<b>23-1023</b> 108.2-2-45	<b>FINAL</b>	<b>SITE PLAN</b>
<b>Deborah Jones SD</b> 98 Orange St, Marlboro <i>Applicant is seeking:</i> Changed from a 5 lot subdivision to a 3 lot subdivision	<b>23-1017</b> 108.4-6-29.110	<b>PRELIMINARY</b>	<b>SUBDIVISION</b>
<b>Willow Tree Resort Hotel</b> 300-304 Willow Tree, Milton <i>Applicant is seeking:</i> Resort Hotel 30 individual cabins	<b>23-1006</b> 102.2-5-12	<b>SKETCH</b>	<b>SITE PLAN</b>
<b>SUMMIT DRIVE PROPERTIES</b> Summit Dr, Marlboro <i>Applicant is seeking:</i> 4 6-unit Multi Family	<b>23-1004</b> 108.4-6-29.311	<b>SKETCH</b>	<b>SITE PLAN</b>
<b>VITO TRIOLO PIZZA TOWN</b> 1326 Route 9W Marlboro <i>Applicant is seeking:</i> Site Plan	<b>23-1024</b> 108.4-3-28	<b>SKETCH</b>	<b>SITE PLAN</b>

### New Application Review

<b>Fenney 2 Lot Subdivision</b> Plattekill Rd, Marlboro <i>Applicant is seeking:</i> 2 Lot Subdivision to create 1 acre buildable lot	<b>24-2002</b> 108.3-3-1.100	<b>SKETCH</b>	<b>SUBDIVISION</b>
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**Special Topics Discussion**

<b>Dock Road</b> 103-137 Dock Rd, Marlboro	<b>24-2003</b> 108.3-3-21	<b>DISCUSSION</b>	<b>SITE PLAN</b>
<i>Applicant is seeking: To develop multi-family with club house</i>			
<b>ELP Solar Truncali</b> 335 Bingham Rd, Marlboro	<b>24-2004</b> 108.3-3-21	<b>DISCUSSION</b>	<b>SITE PLAN</b>
<i>Applicant is seeking: 5 megawatt Solar Farm</i>			

**Adjournment**

**NEXT DEADLINE: Friday March 8, 2024**  
**NEXT SCHEDULED MEETING: Monday March 18, 2024**