

AGENDA
Cornwall Town Board
SPECIAL MEETING
COMPREHENSIVE PLAN UPDATES
Tuesday, September 1, 2026
6:00 PM

Pledge of Allegiance

Agenda Items:

1. Address Comments Received from the Public
2. Environmental Assessment Form Part III Review
3. Consider Next Steps with Respect to Voting on the Adoption of the Comprehensive Plan Updates

Public Comment

Adjournment

Proposed - Post Public Hearing Changes Pages 23-24

- Consider ~~Permit~~ a range of residential and mixed-use development options in the PCD Zone, along the 9W corridor, in a planned neighborhood design that emphasizes connectivity and protection of environmental resources with a balance of both residential and commercial ratables and buffers to adjoining neighborhoods. Public utilities should be required for the construction of residential units in this zone.
- Consider ~~Removing~~ the NYMA campus property (tax lot 9-1-25.3), from the PCD Zone, rezone this property to HC, where schools are permitted, to encourage this property to remain a boarding school campus and encourage its enhancement and redevelopment, and consider modifications to the HC District to support the school's planned expansion. Any future zoning change affecting the NYMA campus should be narrowly tailored to support the continued use, enhancement, and responsible redevelopment of the property while protecting surrounding neighborhoods and the broader community.