



**Town of Philipstown Putnam County, New York**  
**238 Main Street Cold Spring, NY, 10516**

---

**MEMORANDUM**

**To:** Town of Philipstown Planning Board  
**From:** Max Garfinkle, Natural Resources Review Officer Town of Philipstown  
**Date:** September 15<sup>th</sup>, 2021  
**Subject:** Hudson Highlands Reserve and the Hudson Valley Shakespeare Festival

Dear Chairman Zuckerman and Members of the Planning Board,

During the September 14<sup>th</sup> Conservation Board meeting, members of the CB asked me to correspond with the Planning Board to ensure that the Conservation Board was afforded the opportunity to properly comment on/ review two large applications in front of, and have returned to your board (the Hudson Valley Shakespeare Festival and Hudson Highlands Reserve) through joint meeting and referral from the PB.

Both projects have major components that fall within the CB's purview (Chapter 93 permitting, development in overlay districts, and/ or the nature of the projects in general as well as Chapter 175) to review the materials being presented to the Planning Board before final SEQRA determinations are issued.

The Conservation Board asks that these referrals be made and the applicants directed to submit materials to the CB for review at their next meeting to be held on October 12<sup>th</sup>. If your board would be open to scheduling a joint meeting in the future to discuss these applications, the CB would greatly appreciate it.

Respectfully on behalf of the Philipstown Conservation Board.

Best regards,



Max Garfinkle  
NRRO

Cc:  
Philipstown Conservation Board  
Philipstown Planning Board  
Ron Gainer