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September 13, 2023

Dear Property Owners,

The currently adopted Town of Olive Zoning Map, dated June 16, 1975, no longer meets the needs or demands resulting from development pressures on the Planning Board, Zoning Board, and Building Department. Its lack of detail has become a significant limitation. Unlike the 1975 map, new technologies enable us to accurately represent essential features like tax parcels, water courses, and roads that have been constructed or altered in the last 40 years.

Recently, at the request of the town, Ulster County prepared a draft Zoning Map for Olive using Geographic Information System (GIS) software, which incorporates up-to-date county data. This new map utilized the latest technology to re-create and, in some cases, interpret the original 1975 map's zoning boundaries. The new map overlaid these 1975 zones onto a base map with 2023 data, encompassing all roads and tax parcels. Furthermore, this proposed map update retained the annotated zone dimensions derived from the 1975 map.

At full scale, this updated Zoning Map will allow town decision makers and the public alike, to determine zones across all town parcels. It accurately reflects the town border, based on properties being taxed within the Town of Olive. Since it is drafted in GIS with layers that are updated at regular intervals, the proposed Zoning Map can be updated annually to reflect any changes to parcel configurations, additional roads, or future changes to zoning boundaries. Using GIS software, the map can also be updated with overlay zones, NYS or NYC DEP ownership, or any other pertinent data the town or public would like to view.

However, during this updated mapping process, discrepancies between Ulster County's Municipal Zoning Layer and the 1975 Town of Olive Zoning Map have arisen and need to be addressed. As a property owner or adjoining property owner, you have been contacted because these map discrepancies and interpretations could potentially affect your property. The proposed Zoning Map will undergo a review by the Town Board, and a public informational meeting will be held to address any questions or input you may have regarding this map update.

Please keep in mind that the new map does not entail a change in Zoning; rather, it represents an interpretation of the maps intended to provide greater clarity for all affected stakeholders. The enclosed maps outline the three areas for which the Town Board must make determinations. Your input is important and highly valued by the board prior to the adoption of these interpretations.

**A public information meeting will be held to view and discuss the updated mapping on Thursday, October 5, 2023 at 7pm at the Town Meeting Hall, 50 Bostock Road, Shokan, NY.**

Please feel free to contact me if you have any questions or comments.

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Thank you for your time and consideration.

Best regards,

Jim Sofranko  
Supervisor – Town of Olive