

Saratoga County
Planning Department

Tom Lewis, Chairman **Jason Kemper, Director**

Saratoga County Planning Board
Meeting Minutes
January 17, 2013

The meeting held at the office of the Saratoga County Planning Department located at 50 West High Street in Ballston Spa was called to order at 4:00 p.m.

The following members, staff and guests were present:

Members Present: Tom Lewis, Chairman; Ed Vopelak; Don McPherson; Beth Liebich; Paul Loomis and Ian Murray.

Staff: Jason Kemper, Director of Planning; Michael Valentine, Senior Planner; Jaime O'Neill, Planner and Cynthia Nick, Planning Secretary

Approval of Minutes:

The minutes of the December 20, 2012 meeting were unanimously approved on a motion made by Ms. Liebich, seconded by Mr. Vopelak.

Referrals:

12-137MV City of Saratoga Springs Planning Board

Mr. Valentine presented an application for a Site Plan Review in the name of Hidden Fountain Commons for a mixed-use renovation of existing 2,500 square feet and 10,250 square feet/three story addition for 6 apartments, retail and office on Church Street (NYS Route 9N) Mr. Valentine recommended approval. Recusal by Tom Lewis and Don McPherson.

13-02MV City of Saratoga Springs Zoning Board

Mr. Valentine presented an application for a Special Use Permit in the name of Beechwood Association for a mixed-use building including residential, office space and retail on NYS Route 50, Excelsior Avenue (SW Quad) and Marion Avenue. Mr. Valentine recommended approval. Recusal by Tom Lewis and Don McPherson.

13-03JK Town of Clifton Park Zoning Board of Appeals

Mr. Kemper presented an application for an Area Variance in the name of Drake Petroleum Company, Inc. for setback variances on Ushers Road (NYS I-87). Mr. Kemper stated No Significant County Wide or Inter Community Impact.

13-04JK Town of Clifton Park Zoning Board of Appeals

Mr. Kemper presented an application for a Sign and Area Variance in the name of Ray Sign Inc. for a freestanding sign and possible off-site sign on NYS Route 9. Mr. Kemper stated No Significant County Wide or Inter Community Impact.

13-05MV Town of Ballston Planning Board

Mr. Valentine presented an application for a Site Plan Review in the name of The Chazen Co./F.W. Webb for the redevelopment of the existing Extra Innings Facility into a new warehouse distribution/wholesale center on NYS Route 50-McCrea Hill Road. Mr. Valentine recommended approval. Recusal by Ed Vopelak.

13-06JK Town of Malta Planning Board

Mr. Kemper presented an application for a Site Plan Review in the name of Bluth Company Inc. for building signs spelling out the word “Bluth” on both the front and back of the building on NYS Route 9. Mr. Kemper stated No Significant County Wide or Inter Community Impact.

13-07JK Town of Malta Planning Board

Mr. Kemper presented an application for a Site Plan Review in the name Home of the Good Shepherd for modification of an approved 5,000 square foot building and a 500 square foot single story addition to the kitchen receiving area and a two-story 7’ x 14’ addition to the east end of the southeast building wing on NYS Route 9 and Rockrose Way. Mr. Kemper recommended approval.

13-08MV Town of Wilton Zoning and Planning Board

Mr. Valentine presented an application for an Area Variance and Special Use Permit in the name of Hussain for a limousine service and motel on NYS Route 9. Mr. Valentine stated No Significant County Wide or Inter Community Impact.

13-10MV Town of Moreau Zoning Board of Appeals

Mr. Valentine presented an application for an Area Variance in the name of Horning for the reduction in parking spaces on NYS Route 9. Mr. Valentine stated No Significant County Wide or Inter Community Impact with comment requiring the Town to consider reviewing the parking requirements in the C-1 District along NYS Route 9.

A motion to approve Planning Department recommendations for the referrals as presented was made by Ms. Liebich. The motion was seconded by Mr. Murray, and unanimously approved.

DISCLAIMER: Recommendations made by the Saratoga County Planning Board on referrals and subdivisions are based upon the receipt and review of a “full statement of such proposed action” provided directly to SCPB by the municipal referring agency as stated under General Municipal Law Section 239. A determination of action is rendered by the SCPB based upon the completeness and accuracy of information presented by its staff. The SCPB cannot be accountable for a decision rendered through incomplete or inaccurate information received as part of the complete statement.

Subdivisions**13-A-01JO Town of Providence Planning Board**

Ms. O’Neill presented an application for a Subdivision Review in the name of Keller for the creation of a new single family building lot (Proposed Lot #2) for a family member on Centerline Road (County Route #16) (Fishhouse Road). Ms. O’Neill stated No Significant County Wide or Inter Community Impact.

13-A-02JO Town of Charlton Planning Board

Ms. O'Neill presented an application for a Subdivision Review in the name of Snyder for the conveyance of 1.4 acres of land on Stage and Charlton Roads in the Ag District.

Ms. O'Neill recommended approval.

A motion to approve Planning Department recommendations for the subdivisions as presented was made by Ms. Liebich. The motion was seconded by Mr. McPherson and unanimously approved.

Adjournment

As there was no other business, on a motion made by Mr. Murray and seconded by Mr. Vopelak, the meeting was adjourned with all in favor.

Respectfully Submitted,
Cynthia T. Nick, Secretary