



Saratoga County Planning Board

Tom L. Lewis
Chair

Jason Kemper
Director

Decisions – December 20, 2018

REFERRALS

18-131	Common Roots Brewing – Site Plan Review	Village of South Glens Falls
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Site plan review for the proposed 2-story addition to the north side of an existing brewery, adding 360 SF for tasting room and food prep area.

Decision: No significant county-wide or inter-community impact

Comment: Consider installation of sidewalk and curb in village right-of-way for pedestrian and vehicle safety on West Marion Avenue.

18-143	Town of Ballston - Zoning Text and Map Amendment	Town of Ballston
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Proposed changes to the Zoning and Subdivision Law to implement a voluntary TDR program, adjust the build-out potential by zone, expand agricultural uses, provide added environmental protections to Ballston Lake Watershed, and require conservation subdivision design in key zones

Decision: Approve

18-144	Saratoga Golf and Polo Club - Area Variance	City of Saratoga Springs
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Applicant requests relief from a required 50' rear yard setback and from required 70' side yard setback.

Decision: No significant county-wide or inter-community impact

18-145	Airosmith Development - Site Plan Review	City of Saratoga Springs
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Proposed construction of a 10,000 SF mixed-use building.

Decision: No significant county-wide or inter-community impacts

18-147	Town of Clifton Park - Zoning Text Amendment	Town of Clifton Park
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Proposed amendments to bulk requirements for 2-family dwellings in CR, R1, R3, and HR Zoning Districts

Decision: Approve

18-148A	Ballston Ave Partners, LLC – Special Use Permit	City of Saratoga Springs
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Special use permit required for proposed development of 18 townhouse units on a +/-1.37 acres parcel.

Decision Approve

18-148B	Ballston Ave Partners, LLC - Site Plan Review	City of Saratoga Springs
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Proposed development of 18 townhouse units on a +/-1.37 acre parcel.

Decision: Approve

18-149	St Paul's Lutheran Church – Area Variance (sign)	City of Saratoga Springs
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Applicant requests relief from dimensional requirements limited area of signs.

Decision: Approve

18-150	WinSupply of Saraotga – Area Variance (sign)	City of Saratoga Springs
	Variance required for proposed signs located over the first floor of a structure.	
Decision:	Approve	
18-151	Aldi, Inc – Site Plan Review	Town of Wilton
	Site Plan Review for a proposed 20,000 SF grocery store.	
Decision:	Approve	
18-153	Carson’s Woodside Tavern – Use Variance	Town of Malta
	Applicant requests relief from the prohibition on <i>restaurant uses</i> in the R-1 Zoning District in order expand the kitchen area of an existing restaurant.	
Decision:	No significant county-wide or intercommunity impact with comment regarding the expansion of a nonconforming use.	
SUBDIVISIONS		
18-A-57	Lands of Gardner – Subdivision Review – 552 Wait Road	Town of Clifton Park
	Proposed 2-lot subdivision on an existing +/- 95.06 acre parcel.	
Decision:	No significant county-wide or inter-community impact	
18-A-59	Aldi, Inc – Subdivision Review – Lowes Drive	Town of Wilton
	Proposed 4-lot subdivision of an existing +/- 34.27 acre parcel	
Decision:	Approve	
18-A-61	Preserve at Summerhill – Subdivision Review – County Route 56	Town of Ballston
	Proposed 30-lot subdivision on an existing +/- 61 acre parcel for 29 single-family homes and deed restricted open space.	
Decision:	Approve	
Comment:	GML 239-nn – notification to be provided to the Galway Town Clerk no later than 10 days prior to hearing, coordination with Saratoga County Department of Public Works required.	
18-A-62	Lands of Knight – Lot Line Adjustment/Consolidation – County Route 57	Town of Ballston
	Proposed lot line adjustment and consolidation resulting six tax parcels becoming four.	
Decision:	Approve	
18-A-63	Lands of Quirion – Lot Line Adjustment/Consolidation – US Route 9	Village of South Glens Falls
	Lot line adjustment and consolidation of three parcels into one for future construction of a commercial warehouse.	
Decision:	Approve	

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.