



Queensbury Planning Board Agenda

Second Regular Meeting: **Thursday, May 17, 2018** / Time 7 – 11 pm
 Queensbury Activities Center @ 742 Bay Road

Old Business

Applicant(s)	<u>RICHARD & SHARON BAPP</u>	Application Type	Subdivision Preliminary Stage 3-2018
Owner (s)	Same as applicants	SEQR Type	Unlisted
Agent(s)	Stephen Perkins	Lot size	1.37 acres
Location	45 Ogden Road	Ward: 4	Zoning Classification: MDR
Tax ID No.	308.19-1-29.1	Ordinance Reference	Chapter 183
Cross Reference	2016 Septic Alt.; AV 21-2018	Warren Co. Referral	n/a
Public Hearing	March 27, 2018, May 17, 2018	Site Information	

Project Description: Applicant proposes to subdivide a 1.37 acre lot into two lots of .92 acre and .46 acre. The existing home is to remain on larger lot (Lot 1) and smaller lot (Lot 2) to be sold with future buyer to complete construction details for house size, location of driveway, clearing, grading and erosion control. Pursuant to Chapter 183 of the Zoning Ordinance, subdivision of land shall be subject to Planning Board review and approval.

Applicant(s)	<u>COMMUNITY CHAPEL OF WGE</u>	Application Type	Site Plan 33-2018
Owner (s)	Same as applicant	SEQR Type	Unlisted
Agent(s)	n/a	Lot size	.12 acre
Location	55 Main Street	Ward: 4	Zoning Classification: MS
Tax ID No.	309.10-2-69	Ordinance Reference	179-3-040
Cross Reference	n/a	Warren Co. Referral	May 2018
Public Hearing	May 17, 2018	Site Information	

Project Description: Applicant proposes to complete a 20 x 20 sq. ft. carport addition to an existing church to be used for covered access to church building. Pursuant to Chapter 179-3-040 of the Zoning Ordinance, addition to existing building in Main Street zone shall be subject to Planning Board review and approval.

Applicant(s)	<u>SCOTT ROWLAND</u>	Application Type	Subdivision Preliminary Stage 5-2018 Subdivision Final Stage 6-2018
Owner (s)	Erin Miller	SEQR Type	Unlisted
Agent(s)	n/a	Lot size	4.37 acres
Location	749 West Mountain Road	Ward: 3	Zoning Classification: MDR
Tax ID No.	301.5-1-3	Ordinance Reference	Chapter 183
Cross Reference	AV 27-2018	Warren Co. Referral	NA
Public Hearing	May 17, 2018	Site Information	

Project Description: Applicant proposes a two lot subdivision of 4.37 acre parcel – Lot 1 to be 2.01 acres and Lot 2 to be 2.36 acres. Project parcel has 360 ft. road frontage – 180 ft. is proposed where 200 ft. is required. Pursuant to Chapter 183 of the Zoning Ordinance, subdivision of land shall be subject to Planning Board review and approval.

Applicant(s)	<u>FADEN ENTERPRISES, INC.</u>	Application Type	Site Plan 36-2018
Owner (s)	894 Realty, LLC	SEQR Type	Unlisted
Agent(s)	Lansing Engineering	Lot size	1.22 +/- acres
Location	894 NYS Route 9	Ward: 1	Zoning Classification: CM
Tax ID No.	296.17-1-49	Ordinance Reference	179-3-040, 179-4-090
Cross Reference	SP 37-2018 AV 34-2018	Warren Co. Referral	May 2018
Public Hearing	May 17, 2018	Site Information	Travel corridor overlay zone

Project Description: Applicant proposes to demolish an existing building to construct an 11,400 sq. ft. single story building multi-tenant commercial building. Project site work includes major grading and filling, new access right-in/right-out, and interconnect to adjoining restaurant. Pursuant to Chapters 179-3-040, 179-4-090 of the Zoning Ordinance, new commercial buildings in the commercial moderate zone shall be subject to Planning Board review and approval.

Applicant(s)	<u>FADEN ENTERPRISES, INC.</u>	Application Type	Site Plan 37-2018
Owner (s)	Everest Enterprises, LLC	SEQR Type	Unlisted
Agent(s)	Lansing Engineering	Lot size	1.72 acres
Location	900 State Route 9	Ward: 1	Zoning Classification: CM
Tax ID No.	296.17-1-47	Ordinance Reference	179-3-040, 179-4-090, 179-9-020
Cross Reference	SP 36-2018, AV 35-2018	Warren Co. Referral	May 2018
Public Hearing	May 17, 2018	Site Information	Travel corridor overlay zone

Project Description: Applicant proposes new parking improvements & inter-connect to neighboring parcel. Additional hard surfacing and adjustment to the parking area for drive aisle and new parking spaces. Pursuant to Chapters 179-3-040, 179-4-090, 179-9-020 of the Zoning Ordinance, site work on an existing commercial property with no site plan review within 7 years shall be subject to Planning Board review and approval.

Discussion Item:

Applicant(s)	<u>RONALD BALL</u>	Application Type	DISC 3-2018
Owner (s)	Same as applicant	SEQR Type	Type II
Agent(s)	n/a	Lot size	7.02 acres
Location	West Mountain Road	Ward: 3	Zoning Classification: RR-5A
Tax ID No.	295.10-1-31.12	Ordinance Reference	179-9-040
Cross Reference	SUB 3-2008, AV 19-2008, SP 39-2017	Warren Co. Referral	NA
Public Hearing	n/a for discussion	Site Information	

Project Description: Applicant proposes modification to an approved site plan to reduce the amount of site work to be done. Relocation of the house and changes to the driveway will reduce the amount of soil disturbance. Pursuant to Chapter 179-9-040 of the Zoning Ordinance, discussion with the Planning Board may be requested by the applicant.

- Any further business which may be properly brought before the Board -