



Town of Bolton

Planning Board

4949 Lake Shore Drive • Bolton Landing New York 12814 • 518-644-2893

PLANNING BOARD AGENDA

May 12, 2022

6:00pm

The Planning Board's Agenda is subject to change and certain items may be postponed or withdrawn. For agenda updates please visit our website, www.boltonnewyork.com or all the Town Planning and Zoning Department 518-644-2893.

Public Hearings

1. **SPR 21-15 David Massaroni (Capri)**. Represented by Studio A. Construction of three single family homes, two triplex townhouse units, two duplex units, and two single family residences from conversion of existing motel buildings. The pool and patio area are to remain. On-site wastewater treatment system and stormwater management practices are proposed. Section 213.13, Block 1, Lot 51/52/35, Zone RCM1.3. Property Location: 3926 Lake Shore Drive. Subject to APA, WCPA, SEQR and LWRP review. Continued from April 14, 2022
2. **SD 21-02 Twin Bolton Residential Sub-division, Twin Bolton, LLC**. Represented by Studio A. Subdivision for six townhouses (two triplex units) and 15 single family lots. Section 186.06, Block 1, Lot 14.1 and Section 186.07, Block 1, Lot 13, Zone RM1.3 and RL3; Property Location: 4799 Lake Shore Drive. Subject to WCPA, SEQR and LWRP review. Continued from March 10, 2022. Continued from March 10, 2022.

Regular Meeting

Old Business

3. **SPR 21-15 David Massaroni (Capri)**. Represented by Studio A. Construction of three single family homes, two triplex townhouse units, two duplex units, and two single family residences from conversion of existing motel buildings. The pool and patio area are to remain. On-site wastewater treatment system and stormwater management practices are proposed. Section 213.13, Block 1, Lot 51/52/35, Zone RCM1.3. Property Location: 3926 Lake Shore Drive. Subject to APA, WCPA, SEQR and LWRP review. Continued from April 14, 2022
4. **SD 21-02 Twin Bolton Residential Sub-division, Twin Bolton, LLC**. Represented by Studio A. Subdivision for six townhouses (two triplex units) and 15 single family lots. Section 186.06, Block 1, Lot 14.1 and Section 186.07, Block 1, Lot 13, Zone RM1.3 and RL3; Property Location: 4799 Lake Shore Drive. Subject to WCPA, SEQR and LWRP review. Continued from March 10, 2022.

New Business

5. **SPR 22-08 Lamb, Arthur and Cheryl**. Applicant seeks Site Plan Approval for the construction of a 640 sq./ft. single-family residence. On-site wastewater treatment system is proposed. Section 170.00, Block 1, Lot 28. Zone LC25. Property Location: 20 Horicon Valley Lane. Subject to WCPA, APA, SEQR and LWRP review.
6. **SPR 22-10 Hens, James**. Applicant seeks Site Plan Approval for the construction of a single-family residence and garage. On-site stormwater management practices are proposed. Section 171.165, Block 1, Lot 7. Zone GB 5000. Property Location: 24 Sawmill Lane. Subject to WCPA, SEQR and LWRP review.

NOTE: Next Planning Board meeting June 15, 2022. Submittal deadline: May 25, 2022.