

CITY OF GLENS FALLS PLANNING BOARD  
NOTICE OF A PUBLIC HEARING

NOTICE IS HEREBY given that a Public Hearing will be held in the Common Council Chambers at City Hall in the City of Glens Falls, New York on the 7<sup>th</sup> day of September 2021 at 4:45 p.m. on the following matters before the Planning & Architectural Review Board:

1. Sign Review: Nicholas Ketter, contract vendee of Patten Property Management LLC, owner of tax map no. 302.20-27-5, commonly known as 274 Glen Street, is seeking approval for a building-mounted sign at this location. Pursuant to city code chapter 180, section 180-6 B, this application seeks clarity from the Sign Review Board.
2. Site Plan Review 21-0035: Michael Pugh, owner of tax map no. 303.17-24-6, commonly known as 135 Warren Street, is seeking approval to convert the existing commercial office building into a mixed-use building with six residential apartments and two ground floor office spaces at this location. Pursuant to city code chapter 220, section 220-15 D (2), this application requires Planning Board review and approval.
3. Architectural Review 21-0036: Michael Pugh, owner of tax map no. 303.17-24-6, commonly known as 135 Warren Street, is seeking approval to convert the existing commercial office building into a mixed-use building with six residential apartments and two ground floor office spaces at this location. Pursuant to city code chapter 220, section 220-15 E (2), this application requires Planning Board review and approval.
4. Site Plan Review 21-0037: Christine Vamvalis-Haley, owner of tax map no. 309.11-5-42, commonly known as 194 Broad Street, is seeking approval to add covered and open outside dining areas, as well as additional enclosed cold storage space at this location. Pursuant to city code chapter 220, section 220-17 C (19), this application requires Planning Board review and approval.
5. Architectural Review 21-0038: Christine Vamvalis-Haley, owner of tax map no. 309.11-5-42, commonly known as 194 Broad Street, is seeking approval to add covered and open outside dining areas, as well as additional enclosed cold storage space at this location. Pursuant to city code chapter 220, section 220-17 D, this application requires Planning Board review and approval.
6. Site Plan Review 21-0039: Hol Kat, LLC, contract vendee of 485 Glen Street LLC, owner of tax map no. 302.16-2-16, commonly known as 485 Glen Street, is seeking approval for a home occupation bakery at this location. Pursuant to city code chapter 220, section 220-15 D (8), this application requires Planning Board review and approval.

7. Site Plan Review 21-0040: BMA Acquisitions LLC, contract vendee of T-Mac Realty, owner of tax map no. 302.20-18-25, commonly known as 20 E. Washington Street, is seeking approval to convert this commercial office property into an apartment building with eight residential units at this location. Pursuant to city code chapter 220, section 220-17 C (11), this application requires Planning Board review and approval.
8. Site Plan Review 21-0041: Patten Property Development LLC, owner of tax map no. 302.20-8-5.2, commonly known as Union Street, is seeking approval for the construction of a 20-unit apartment complex at this location. Pursuant to city code chapter 220, section 220-14 D (1), this application requires Planning Board review and approval.

DANIEL BRUNO, CHAIRMAN  
PLANNING & ARCHITECTURAL REVIEW BOARD  
CITY OF GLENS FALLS

Dated: August 18, 2021