



Planning Board Agenda

Wednesday, April 26, 2017

NOTE: During a Public Hearing, each speaker shall state his name and address prior to addressing the Board, and shall be granted the floor for up to five minutes. In addition, the Board will accept project-relevant comments or questions from any audience member who raises his/her hand after the presentation of each agenda item. The Board will complete its deliberation of the project under review at midnight. All remaining items will be placed first on the next agenda.

I. Minutes Approval - April 11, 2017

II. Public Hearings

2017-014 Village Plaza Mixed Use Subdivision

Applicant proposes to subdivide the the new outlot development from the balance of the shopping center. There will be 2 new lots plus the remaining lands, 19 Clifton Country Rd, Zoned: TC5 & TC6.

Status: PB Prelim Review - Poss. Determination

SBL: 272.-1-44

III. Old Business

2016-050 Zappone Overflow Parking Lot - Site Plan

Applicant proposes to construct an asphalt parking lot for the existing 2.2 acre lot adjacent the existing auto dealership, Rt 9, Zoned: B-4A, Status: PB Prelim Review - Poss. Determination

SBL: 266.3-3-10.1

2016-052 99 Restaurant Parking Expansion – Site Plan

Applicant is proposing to add an access aisle on the 1.28 acre lot around the north/northeastern portion of the Ninety Nine Restaurant that will accommodate new parking spaces. The parking would increase from 65 to 88 spaces. This parcel is zoned both TC-3 and TC-4. 306 Clifton Park Center Rd, Zoned: TC3, Status: PB Prelim Review - Poss. Determination

SBL: 272.-1-41.2 & SBL 272.-1-42.2

IV. New Business

2017-021 Abele 14 Lot Subdivision and Duplex SUP

Applicant proposes construction of 14 Duplex Units on a private road to be connected to John J McKenna IV Way. After construction of the duplex buildings, each building will be subdivided down the common wall so each side can be individually owned. A homeowner association will own and maintain the roadway, Christinamarie Dr, Zoned: R-1, Status: PB Concept Review

SBL: 284.-1-10.21

2017-019 Schuyler Ridge Addition - Site Plan

The applicant proposes to modify the existing facility to add 40 new private rooms. The 40 existing double rooms will be modified into private rooms so there will be no net change in the amount of rooms in the facility. Other modifications include expansion of the parking lot including new LED lighting and expanding the loading dock , adding a new generator and a new A/C tower , 1 Abele Blvd, Zoned: TC4, Status: PB Concept Review

SBL: 271.-3-18.12

2017-018 CPC Eastside Renovations - Site Plan

Applicant proposes to renovate a portion of the East Side Facade of Clifton Park Center in order to create a shop front and a wide sidewalk and drop off area. A minor parking lot will expand parking by 12 spaces. New landscaping will be done, 22 Clifton Country Rd, Zoned: TC5, Status: PB Concept Review

SBL: 272.-1-45.1

V. Discussion Items

***Next Meeting: Tuesday May 9, 2017
Next Submittal Date: May 1st for the May 24th meeting***