

**TOWN OF PLATTSBURGH
PLANNING BOARD MEETING
AGENDA
NOVEMBER 9, 2010**

- ITEM #1. NORM BAKER SUBDIVISION 2010** – Request for a 3 lot subdivision following the merge of 5 parcels. Parcels 203.-2-59, 203.-2-58, 203.-2-57, and 203.-2-56 will be merged with 203.-1-11.2. Then the resulting parcel will be subdivided into 3 lots. One lot will contain a sand and gravel mine. The other two lots will be single-family residential lots. **REQUIRES A VARIANCE FOR ZONING ORDINANCE SECTION 5.9 MINING SETBACK REQUIREMENTS** – Located at 264 Rte 374, with private water and private sewer, zoned R-2 and MH, Tax map parcels #203.-2-10.11, 203.-2-59, 203.-2-58, 203.-2-57, and 203.-2-56. Owner/Applicant, Norman and Elizabeth Baker; Excel Surveying, Project Surveyor. **SKETCH PLAN REVIEW.**
- ITEM #2. BAKER/ALEXANDER SUBDIVISION 2010** – Request for a split/merge subdivision to square lot lines involving tax map parcels 203.-1-10.1 and 203.-2-10.11. – Located on Rte 374, with private water and private sewer, zoned MH, Tax map parcel #'s 203.-1-10.1 and 203.-2-10.11. Owners: Norman and Elizabeth Baker & Jack Alexander; Applicant: Norman and Elizabeth Baker; Excel Surveying, Project Surveyor. **SKETCH PLAN REVIEW.**
- ITEM #3. MENARD SUBDIVISION 2010** – Request for a 2 lot commercial subdivision. **REQUIRES A VARIANCE FOR SIDE YARD SETBACK** – Located on Rte.3 with public water and public sewer, Zoned SC, tax map parcel # 206.3-1-24 Owner, Jerry Menard; Applicant, GBT Realty; Lighten Land Surveying, Surveyor. **SKETCH PLAN REVIEW.**
- ITEM #4. BHSN ADULT SERVICES CENTER SPECIAL USE PERMIT 2010** – Request to construct two mechanical room additions and one kitchen storage addition to the existing facility, formerly a school, and to use the facility as an outpatient clinic for daytime adult mental health services. The building additions approximately total 700 square feet. Interior alterations are also planned. Clinics are subject to special use permit review in an R2 district– located at 2155 Rte 22B, with public water and private sewer, Zoned R2, Tax Map Parcel # 205.04-3-27.1. Champlain National Bank, Owner;

Behavioral Health Services North, Applicant; AES Northeast, Surveyor / Engineer. **SKETCH SITE PLAN REVIEW AND SPECIAL USE PERMIT.**

ITEM #5. VERVILLE ENTERPRISES SITE PLAN 2008 PHASE II AS-BUILT REVIEW – Request to construct a 24-unit building, each with 2-bedrooms– Located on the North side of NYS Route 3 (Public Water and Sewer), zoned R2; Tax Map Parcel No. 205.4-3-3.1. Michael Verville, Verville Enterprises, Owner/Applicant; AEDA, Project Engineer; **AS-BUILT REVIEW.**