

**TOWN OF PLATTSBURGH
PLANNING BOARD MEETING
AGENDA
AUGUST 15, 2017**

- ITEM #1** **UMS PROPERTIES LLC BERM & CLEARING SITE PLAN MODIFICATION 2017 & 5 YEAR DEVELOPMENT PLAN SEQRA REVIEW** - Request to construct a 5' x 400' berm along the west property line with trees and shrubs to provide screening as well as relocating and amending the stormwater management facilities and clearing approximately 3 acres east of the berm for future development. Plans also show conceptual layout of future additional offices and parking. Located at 194 Pleasant Ridge Rd. with public water and private sewer, Zoned I, Tax Map Parcel # 232.-3-10.1; Owner/Applicant: UMS Properties, LLC; Engineer: RMS **SEQRA DETERMINATION & DETAILED PRELIMINARY PLAN REVIEW**
- ITEM #2** **PELLERIN SUBDIVISION PHASE II, LOTS 2 & 3 2014-** Request for a 2 lot residential subdivision and extension of public water main. Located on Durand Road with public water and private sewer, Zoned R2, Tax Map Parcel # 193.-3-16.1, Owner/Applicant: Patrick Pellerin; Surveyor: Dean Lashway **DETAILED PRELIMINARY PLAN REVIEW RENEWAL (EXPIRED 1/12/15)**
- ITEM #3** **YANULAVICH SUBDIVISION 2017-** Request for a 3 lot split merge subdivision. Lot 1 subdividing approximately 2.39 acre parcel from lands of Bryan Yanulavich to be merged with lands of Luck Bros, Inc. Lot 2 subdividing approximately 8.6 acres from Bryan Yanulavich to be merged with lands of Robert Steele. Lot 3 subdividing 50 ft. of road frontage from the lands of Robert Steele to be merged with lands of Bryan Yanulavich. Located at 63, 99, and 113 Trade Road with public water and public sewer, Zoned I, Tax Map Parcel # 193-2-11.1; Owner/Applicant: Brian Yanulavich; Engineer: Mark Petrashune **SKETCH PLAN REVIEW**
- ITEM # 4** **CURT SNYDER/TOWN OF PLATTSBURGH SUBDIVISION 2017-** Request for a split merge subdivision splitting approximately 0.895 acres from lands of Curt and Michele Snyder and merging with lands of Town of Plattsburgh for expansion of water tank farm. **AREA VARIANCE REQUIRED.** 280A Variance for no public road frontage. Located at 37 Solar Way with public water, Zoned R2, Tax Map Parcel # 205.-1-39.1; Owner: Curt and Michele Snyder; Applicant: Town of Plattsburgh; Engineer: Laberge Group **SEQRA DETERMINATION & SKETCH/DETAILED PRELIMINARY PLAN REVIEW**

ITEM # 5

TOWN BOARD MULTI FAMILY ZONING ORDINANCE AMENDMENT 2017 – REPORT OF THE PLANNING BOARD -The Town Board by its own motion has referred a proposed zoning ordinance amendment to the Town Planning Board for a report thereon. The request is to amend the zoning ordinance to require a Special Use Permit for multi-family housing projects and condominiums in the R2 district; Applicant: Town of Plattsburgh Town Board; **REPORT OF THE PLANNING BOARD**