

**TOWN OF PLATTSBURGH  
PLANNING BOARD MEETING  
APRIL 16, 2013  
PUBLIC HEARING NOTICE**

**PLEASE TAKE NOTICE** that a Public Hearing will be held at the Arthur L. LeFevre Town Complex of the Town of Plattsburgh, 151 Banker Road, Plattsburgh, New York, by the Town of Plattsburgh Planning Board on Tuesday, April 16, 2013, beginning at 5:00 p.m. and a work session at 4:30 p.m. prevailing time for the purpose of approving, modifying, and hearing all those for and against the following proposals.

**ITEM #1. VIP NOVA BUS SITE PLAN AMENDMENT 2013-** Request for an approximately 8,900 sq ft expansion to the southeast corner of the existing industrial facility to provide additional work stations with drive in/drive out access for Coaches. Project also includes the construction of additional asphalt driveways and product storage area at the rear of the facility. Located at 260 Banker Rd with public water and public sewer, Zoned IP, Tax Map Parcel # 205.-4-13. Owner/Applicant; Prevost Car Inc; Engineer/Surveyor: RMS  
**DETAILED PRELIMINARY PLAN REVIEW**

**ITEM #2. HERITAGE HEIGHTS SUBDIVISION PHASE V 2013-** Requests for a seven lot subdivision consisting of five new buildable residential lots, a parcel to be conveyed to the Town of Plattsburgh for use as a town road, and the seventh parcel will be the remaining lands of Heritage Homes NY, LLC. Located in Heritage Heights Subdivision with public water and public sewer, Zoned R2 & NC, Tax Map Parcel # 206.-1-13.31. Owner/Applicant: William Brudvig; Engineer/Surveyor: RMS, P.C. **DETAILED PRELIMINARY PLAN REVIEW**

**ITEM #3. MCCARTHY SITE PLAN 2013-** Request to construct a +/- 20,000 sq ft commercial retail building with parking for 104 vehicles, landscaping, lighting and stormwater management facilities. Located on Tom Miller Rd with public water and public sewer, Zoned C, Tax Map Parcel # 206.-6-4.1. Owner: McCarthy Brothers Real Estate, Applicant: Todd McCarthy; Engineer/Surveyor: RMS **DETAILED PRELIMINARY PLAN REVIEW**

**ITEM #4. LUTHI, LLC SITE PLAN 2013-** Request to convert existing single family residence into a professional medical office with the demolition of an existing 530 sq. ft attached garage and construction of a new 784 sq. ft. addition as well as a new driveway and parking area. Located at 212 Tom Miller Rd. with public water and public sewer, Zoned C, Tax Map Parcel # 206.-2-39 Owner/Applicant: Luthi, LLC; Engineer/Surveyor: RMS **DETAILED PRELIMINARY PLAN REVIEW**

**ITEM #5. CONSUMER SQUARE PHASE II SITE PLAN AMENDMENT 2013** - Request to construct a 10,500 +/- SF retail/restaurant building in the parking field south of Panera Bread. Request would increase the previously approved structure by 2,500 sq ft. The request additionally includes patio seating areas, a dumpster enclosure, and parking improvements- Located in Consumer Square shopping center on Route 3 with public water and public sewer, Zoned C, Tax Map Parcel # 220.-8-24. Owner/Applicant; Plattcon A LLC/Benderson Development, James Boglioli, Esq. **DETAILED PRELIMINARY PLAN REVIEW**

In compliance with the American with Disabilities Act, special accommodations, within reason and upon request at least 48 hours in advance of the meeting will be provided to persons with disabilities in accordance with Section 276 of Town Law. Requests shall be made to the Planning Office at (518) 562-6850.

/s/ Robert Pearl, Chairman of the Planning Board.