

**TOWN OF PLATTSBURGH  
NOTICE OF PUBLIC MEETING & PUBLIC HEARING  
FEBRUARY 18, 2025**

**PLEASE TAKE NOTICE** that a Public Meeting of the Town of Plattsburgh Planning Board will be held at the Town Hall, 151 Banker Road, Plattsburgh, New York, on Tuesday, February 18, 2025, beginning at 5:00 p.m. and a work session at 4:30 p.m. prevailing time for the purpose of reviewing the following agenda items, and hearing all those for and against the following proposals. Public hearings will be held for those agenda items as noted.

**TOWN OF PLATTSBURGH  
PLANNING BOARD MEETING  
AGENDA  
FEBRUARY 18, 2025**

- ITEM #1**      **PLATTSBURGH RV PARK SITE PLAN 2025-** Request to install two 30' x 50' pickleball courts near the RV park clubhouse. Located on Route 9. **PUBLIC HEARING, SEQRA DETERMINATION AND SKETCH/DETAILED PRELIMINARY PLAN REVIEW**
- ITEM #2**      **PAGE DRIVE SUBDIVISION 2025 PHASE V –** Request for a 4-lot residential subdivision with improvements including the extension of Page Drive and stormwater management facilities to be conveyed to the Town. Located on Page Drive. **SKETCH PLAN REVIEW**
- ITEM #3**      **11 PLATTSBURGH LLC SUBDIVISION 2025-** Request for a 3-lot subdivision of a 71.4-acre lot resulting in a 0.92-acre buildable lot, a 0.16-acre parcel conveyed to the Town for a public road and 70.32-acres of remaining lands. Located on Pristine Dr. **SKETCH PLAN REVIEW**
- ITEM #4**      **YMCA SITE PLAN 2024-** Request to construct a 13,255 sq ft addition to an existing facility with a parking lot extension and associated site improvements. **USE VARIANCES REQUIRED** Located at 295 New York Rd. **PUBLIC HEARING, SEQRA REAFFIRMATION AND DETAILED PRELIMINARY PLAN RENEWAL**
- ITEM #5**      **UMS PROPERTIES LLC PRODUCTION FACILITY SITE PLAN 2023-** Request to construct a 433,000. sq ft manufacturing facility with material silos, an accessory storage area and a gas tank farm. **AREA VARIANCES REQUIRED** Located at 26 Irish Settlement Rd. **PUBLIC HEARING, SEQRA REAFFIRMATION AND DETAILED PRELIMINARY PLAN RENEWAL**
- ITEM #6**      **DELLA MOTORSPORTS SITE PLAN 2025-** Request to construct a 4,442 sq ft addition to an existing pole barn. Located on Della Dr. **SKETCH PLAN REVIEW**

**ITEM #7**      **KYBURTZ-LADUE SUBDIVISION 2025-** Request for a lot line adjustment to convey a 25 ft strip of land to a neighbor to accommodate their existing driveway. No new buildable lots will be created. **AREA VARIANCES REQUIRED** Located on Cumberland Head Rd. **SKETCH PLAN REVIEW**

**ITEM #8**      **RAYMALEY SUBDIVISION 2025-** Request for a lot line adjustment. No new buildable lots will be created. **AREA VARIANCES REQUIRED** Located on Firehouse Lane. **SKETCH 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 & Community Development Office at (518) 562-6850.

/s/ Tim Palmer, Chairperson of the Planning Board