



Planning Board Agenda

Wednesday November 13, 2024 – 7:00 pm

The Planning Board's Agenda is subject to change and certain items may be postponed. 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 three minutes. 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 - 10/22/2024

II. Public Hearing

#2024-037 675 Mac Elroy Rd 5 Lot Subdivision

SBL: 258.-2-3.11

Subdivide a 22.22 +/- acre lot with existing home into 5 lots., 675 Mac Elroy Rd

Zoned: CR - Conservation Residential, Status: Preliminary

Applicant: C&J Property Holdings, LLC, Consultant: GVG Land Surveyor, PLLC – K. Weed

Last Seen On: 10/08/2024

[http://www.citizenserve.com/Documents/398/436302662 SUB%209-23-24-Model%20\(2\).pdf](http://www.citizenserve.com/Documents/398/436302662_SUB%209-23-24-Model%20(2).pdf)

III. Old Business

#2023-016 1019 Route 146 Gas Station and Convenience Store Site Plan

SBL: 271.-1-11

Site Plan Submission for Project at 1019 Route 146, 1019 Rt 146 , Zoned: B3 - Neighborhood Business

Status: Final

Applicant: M & M Food Mart, Consultant: Nolan Engineering, PLLC – R. Nolan

Last Seen On: 03/12/2024

[http://www.citizenserve.com/Documents/398/431671758 Cheema%20%20-%201019%20Route%20146%20Clifton%20Park%20Site%20Planning%20Drawings%209-16-24%20\(11%20Drawings\).pdf](http://www.citizenserve.com/Documents/398/431671758_Cheema%20%20-%201019%20Route%20146%20Clifton%20Park%20Site%20Planning%20Drawings%209-16-24%20(11%20Drawings).pdf)

IV. New Business

#2024-042 492 Clifton Park Center Rd Two Family Dwelling SUP

SBL: 271.-3-87

Proposed construction of a two family dwelling, 492 Clifton Park Center Rd

Zoned: R1 - Residential, Status: Concept

Applicant: Boni , Consultant: GVG Land Surveyor, PLLC – K. Weed

[http://www.citizenserve.com/Documents/398/435304357 BONI%20PPP%20%20LOT%20492-REVISED.pdf](http://www.citizenserve.com/Documents/398/435304357_BONI%20PPP%20%20LOT%20492-REVISED.pdf)

#2024-043 Kinns Rd Office/Warehouse Buildings on 3 Lots Site Plan (Synergy Park)

SBL: 265.-5-12

Proposed construction of three (3) office/warehouse buildings on 3 separate lots, Kinns Rd

Zoned: B5 - Corporate Commerce Status: Concept

Applicant: Synergy Park, LLC, Consultant: Lansing Engineering, C. Jarvais

http://www.citizenserve.com/Documents/398/435683570_2024_10_16%20-%20Concept%20Plan.pdf

#2024-044 Kinns Rd 3 Lot Subdivision (Synergy Park)

SBL: 265.-5-12

Proposed subdivision for the construction of three (3) office/warehouse buildings on 3 separate lots

Kinns Rd., Zoned: B5 - Corporate Commerce, Status: Concept

Applicant: Synergy Park, LLC, Consultant: Lansing Engineering, C. Jarvais

http://www.citizenserve.com/Documents/398/435697240_37312-2024_10_16%20-%20LLA%20Plan.pdf

#2024-045 1759 Route 9 Automotive Center Site Plan

SBL: 272.1-2-4

Proposed construction of an Automotive Center, 1759 Us Rt 9 , Zoned: B4 - Highway Business

Status: Concept

Applicant: Amedore Golf Park, LLC, Consultant: Advanced Engineering – N. Costa

http://www.citizenserve.com/Documents/398/436105861_concept%20plan.pdf

#2024-046 Pierce Road Medical Building (Smile Lodge) Site Plan

SBL: 265.-1-12.13

Proposed construction of a 16,000 sf medical building on 8.07 acres within an existing office park

Pierce Rd , Zoned: L1 - Light Industrial 1, Status: Concept

Applicant: Dwaas Kill Fens, LLC, Consultant: EDP Partnership – G. Vuillaume

http://www.citizenserve.com/Documents/398/436298274_Smile%20Lodge%202-Site%20Plan.pdf

#2024-047 700 Carlton Rd 3 Lot Subdivision

SBL: 265.-1-92

Proposed subdivision of a 3.24 acre parcel into 3 separate lots. 700 Carlton Rd , Zoned: R1 - Residential

Status: Concept

Applicant: W. Beale, Consultant: Lansing Engineering, PC – C. Lansing

http://www.citizenserve.com/Documents/398/436263666_3-52102-2024_10_21-Plans.pdf

V. Discussion - none

Next PB Meeting: November 26th