



# Planning Board Agenda

January 14, 2025 – 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 - 11/13/24, 12/10/2024**

## **II. Public Hearing**

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

SBL: 271.-3-87

Proposed special use permit for a two family dwelling, 492 Clifton Park Center RD, Zoned: R1 – Residential  
Status: Preliminary

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

Last Seen On: 11/13/2024

[http://www.citizenserve.com/Documents/398/442980596\\_BONI%20PPP%20%20LOT%20492-Model.pdf](http://www.citizenserve.com/Documents/398/442980596_BONI%20PPP%20%20LOT%20492-Model.pdf)

### **#2024-047 700 Carlton Rd 3 Lot Subdivision**

SBL: 265.-1-92

Subdivision of an existing 3.24 acre parcel into 3 lots. 700 Carlton RD, Zoned: R1 – Residential  
Status: Preliminary

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

Last Seen On: 11/13/2024

[http://www.citizenserve.com/Documents/398/441179011\\_3-Site%20Plans.pdf](http://www.citizenserve.com/Documents/398/441179011_3-Site%20Plans.pdf)

## **III. Old Business**

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

SBL: 271.-1-11

Construction of Convenience store w/fuel, 146, 1019 Rt 146, Zoned: B3 - Neighborhood Business  
Status: Final

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

Last Seen On: 11/13/2024

[http://www.citizenserve.com/Documents/398/445867438\\_Cheema%20%20-%201019%20Route%20146%20Clifton%20Park%20Site%20Planning%20Drawing.pdf](http://www.citizenserve.com/Documents/398/445867438_Cheema%20%20-%201019%20Route%20146%20Clifton%20Park%20Site%20Planning%20Drawing.pdf)

### **#2024-037 675 Mac Elroy Rd 5 Lot Subdivision**

SBL: 258.-2-3.11

Proposed subdivision of a 22.22 +/- acre lot with existing home into 5 lots., 675 Mac Elroy RD  
Zoned: CR - Conservation Residential, Status: Revised Preliminary

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

Last Seen On: 11/13/2024

[http://www.citizenserve.com/Documents/398/445965924\\_SUB%209-23-24-Model%20\(5\).pdf](http://www.citizenserve.com/Documents/398/445965924_SUB%209-23-24-Model%20(5).pdf)

#### **IV. New Business**

##### **#2024-056 2042 Route 9 Garage Addition Site Plan**

SBL: 259.-2-80

Addition of new garage space onto existing garage structure, 2042 Us Rt 9

Zoned: L2 - Light Industrial 2, Status: Preliminary

Applicant: Mackey Automotive, Consultant: IBL ENGINEERING – N. Tisenchek

[http://www.citizenserve.com/Documents/398/442345215\\_2042\\_RT9\\_Garage\\_PERMIT\\_SET\\_26NOV24.pdf](http://www.citizenserve.com/Documents/398/442345215_2042_RT9_Garage_PERMIT_SET_26NOV24.pdf)

##### **#2024-057 365 Miller Rd In-Law Apartment SUP**

SBL: 276.-2-42.2

Construction of and In -Law Suite on existing house, 365 Miller RD, Zoned: R1 - Residential

Status: Concept

Applicant: M. Sharma, Consultant: The Smith Company GC LLC – N. Smith

[http://www.citizenserve.com/Documents/398/445065038\\_2024-12-16%2016.52%20Site%20Plot%20plan%20365.pdf](http://www.citizenserve.com/Documents/398/445065038_2024-12-16%2016.52%20Site%20Plot%20plan%20365.pdf)

#### **V. Discussion – SCPB 2025 Planning & Zoning Conference**

**Next PB Meeting: January 28th**