



# Planning Board Agenda

March 24 , 2026 – 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.

**All Planning Board meetings are recorded and live-streamed on the Town of Clifton Park YouTube channel:**

<https://www.youtube.com/@townofcliftonpark9146>.

**Public Privilege** – For each agenda item, prior to Planning Board discussion with the applicant, members of the public may speak for up to three (3) minutes on that application. Comments should relate to the Board's jurisdiction under Subdivision, Site Plan, and Special Use Permit regulations.

## **I. Minutes Approval – 03/10/26**

## **II. Public Hearing**

### **#2026-011 Village Plaza II Mixed Use 2 Lot Subdivision**

SBL: 272.-1-44.1

Village Plaza Apartments 2 lot subdivision, 19 Clifton Country Rd.

Zoned:

TC5 - Neighborhood Zone, Status: Preliminary

Applicant: RTM Asset Management Group, LLC, Consultant: EDP – J. Dannible

[Subdivision Plan - Village Plaza Phase II](#)

## **III. Old Business**

### **#2025-027 Miller Road Flex Space Phase 2 Site Plan**

SBL: 270.-2-3.121

Proposed development of 13 buildings for flex space, Rt 146

Zoned: B5 - Corporate Commerce, Status: Revised Preliminary

Applicant: Miller Road Storage LLC, Consultant: Advanced Engineering – N. Costa

Last Seen On: 10/28/2025

[Site Plan - Miller Rd](#)

### **#2025-051 103/105 Wood Rd Proposed Warehouse Site Plan (XAR)**

SBL: 250.-2-49

Proposed 2 story 90'x60' warehouse with 2,500 SF second floor mezzanine on a 2.87 acre site with asphalt drive and parking for a total of 16 vehicles, 103/105 Wood Rd

Zoned: L2 - Light Industrial 2, Status: Preliminary

Applicant: XAR, Consultant: Empire Engineering, PLLC – C. Longo

Last Seen On: 12/09/2025

[Site Plan - 103/105 Wood Rd](#)

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

##### **#2026-010 Park Avenue Shoppers World Plaza Redevelopment Site Plan**

SBL: 271.-3-81

Redevelopment of existing Shoppers World Plaza to include two 6,500± sf 1-story restaurant buildings and one 2,400± sf bar/tavern. Park Ave Zoned: TC5

- Neighborhood Zone, Status: Concept

Applicant: RTM Asset Management Group, LLC, Consultant: EDP – J. Dannible

[Site Plan - Park Ave](#)

**V. Discussion** – Determination of applicability for site plan review regarding patio upgrades at Van Patten Golf Club.

**VI. Public Privilege** - Any member of the public may speak for up to three (3) minutes on matters currently before the Planning Board as open projects. Comments should be relevant to the Planning Board's jurisdiction under Subdivision, Site Plan, and Special Use Permit regulations. This opportunity is intended to allow the public to provide input or raise concerns related to active applications under review.

**Next PB Meeting: April 14th**