



Town of Clifton Park

ENVIRONMENTAL CONSERVATION COMMISSION
*Protecting today's environment for the
next generation...*



Town Supervisor:

Philip C. Barrett

ECC Chair:

Brian Glick

Stormwater Mgmt. Officer:

Scott Reese

Town Liaison:

Agatha Reid

Members:

Brian Glick

Dan Mathias

Karl Siverling

James Ruhl

Dave Alexander

Marla Zuarino

Jean Cottrell

Michael Christianson

FINAL

MINUTES: **Tuesday, August 1st, 2023**

CALL TO ORDER: Brian Glick, called the meeting to order at 7:00 PM

PRESENT: Scott Reese, James Ruhl, Brian Glick, Dan Mathias, Dave Alexander, Michael Christianson, Karl Siverling, Jean Cottrell, Marla Zuarino

PRESENT W/ ZOOM:

ABSENT:

ANNOUNCEMENTS:

- Next meeting: The next ECC meeting will be **Wednesday September 6th**, at 7 PM
- Scott Reese, Stormwater Management Officer was present to explain the project applications.

Zoning Board – *None*

Planning Board

Public Hearings – *None*

Old Business –

#2022-032 Van Patten Drive (Concord Development) Subdivision

SBL: 265.-1-6.111

20 Lot Subdivision, 19 residential dwellings w/home office, Van Patten DR

Zoned: B2 - Business Non-Retail 2, Status: Revised Preliminary

Citizenserve File Number: 22-000020, Application Number: SUB23-000018

Applicant: Concord Development - Chris Myers Consultant: Brett L. Steenburgh, P.E. PLLC

ECC Comments:

- 1. The applicant shall provide the Planning Board all test pit data and test pit location information related to the examination of past disposal practices on the proposed project site. If the applicant believes that it has satisfied DEC soil and water quality standards it should provide that information as well.**
- 2. Given the business nature of this project, the Planning Board should ensure that the signage and hours of operation are appropriate for the residential nature of the surrounding community.**

Karl Siverling made a motion to adopt this statement, seconded by Dave Alexander, all in favor, none opposed.

#2022-044 1739 US-9 Medical Building Site Plan (Alda)

SBL: 272.1-2-13.1

A 2-story, 10,500 square-foot medical office building is proposed with 70 parking spaces,1739

Us Rt 9 Zoned: B4A - Highway Business/Restricted Retail, Status: Revised Preliminary

Citizenserve File Number: 22-000054, Application Number: SPR23-000019

Applicant: Alda Enterprises of Albany, LLC Consultant: Bohler Engineering

ECC Comments:

- 1. Due to the probability of food and liquid wastes leaking from the on-site dumpster(s) into a storm water catch basin and/or surface water body, the ECC recommends the applicant enclose the area (i.e. roof) on an impervious surface with a berm surrounding the dumpster(s) that accept food and liquid wastes. If necessary, the Applicant will need to periodically pump out the accumulated wastes within the bermed area to avoid any overflow. From the renderings it does not appear that the dumpster area meets these requirements.**
- 2. The ECC recommends the applicant to plant additional native tree species in designated open space. The ECC believes that four trees are insufficient for this project.**
- 3. The ECC notes that several large mature trees are being removed along the southern boundary. We recommend that they be retained or replaced with similar foliage. The current plan does not show any additional tree plantings along this boundary.**
- 4. The applicant has indicated that 43% of the project site will be greenspace. The Planning Board should require the applicant to provide the detailed calculations substantiating the proposed amount of greenspace.**

Dave Alexander made a motion to adopt this statement, seconded by Karl Siverling all in favor, none opposed.

New Business – *None*

Discussion: *None*

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The meeting was adjourned at 8:00 PM.

Respectfully submitted,
Brian Glick

cc: Clifton Park Town Clerk
Planning Director