



Planning Board Agenda

August 14, 2018

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I. Minutes Approval - July 10, 2018

II. Public Hearings

2018-026 Ashdown Large Scale PV Facility Site Plan, Subdivision, and Special Use Permit

Applicant proposes construction of a 5.3 MW ground-mounted solar energy generating facility. The facility will cover approximately 20.9 acres and will be surrounded by a 7' fence and a road will cover an additional .2 acres. An existing duplex on the property is proposed to be subdivided out onto its own 3 +/- acres. 25&27 Ashdown Road, Zoned: CR, Status: PB Prelim Review w/ Poss. Determination

SBL: 263.-2-83

To be reviewed by: MJE Consultant: Borrego Solar Applicant: Borrego Solar **Last Seen on: 5/23/18**

2018-037 Petraccione 2 Lot Subdivision

Applicant is proposing to subdivide an existing two family home and have each dwelling separated onto its own lot, 49 Bradt Rd, Zoned: CR, Status: PB Preliminary Review

SBL: 263.-1-41

To be reviewed by: MJE Consultant: none Applicant: MAAT Services, LLC **Last Seen on: 7/10/18**

III. Old Business

2017-035 Riggi Miller Road Subdivision

Applicant proposes the construction of 79 single family residential lots, new roads and associated water, sewer and stormwater. The proposed lots will include carriage lots (10,000 sq ft min), executive lots (16,000 SF min) and estate lots (20,000 SF min.) Water and Sewer will connect to Clifton Park Water Authority and Saratoga County Sewer District 1. SBL 270.-2-32.112 and 270.-2-38.12 are also included, Miller Rd, Zoned: R-1, Status: PB Preliminary Review w/ Possible Determination

SBL: 270.-2-51.2

To be reviewed by: MJE Consultant: Lansing Applicant: V&R, LLC **Last Seen on: 7/10/18**

2018-007 146A Holdings LLC Residential Subdivision

Applicant proposes the development of 17 single family residential lots and associated water, sewer, and stormwater infrastructure. Water will be provided by an extension of the CPWA main located along the west side of Route 146A. Sanitary Sewer will be provided by either gravity or forcemain connection to the existing gravity sewer located in Stratford Drive and /or Marlboro Drive. Access to the lots will be provided by two new roads connecting to Route 146A, Rt 146A, Zoned: CR, Status: PB - Revised Conceptual review

SBL:

265.-3-7.11

To be reviewed by: MJE Consultant: Lansing Applicant: 146A Holdings, LLC Last Seen on: 3/27/18

2018-038 Sunshine Landscaping Site Plan

Applicant proposes building a new landscaping materials supply and storage facility with accessory retail and equipment storage facility with approximately 52,260 sf of building coverage area proposed for the site. There will be Approximately 172 parking stalls for the project. Access to the site is proposed by two curb cuts along Tanner Road and a connection to an existing driveway (21st Century Park Rd) on NYS Route 146. The site will be served by an existing waterline through the CPWA and an existing sewer main through the Saratoga County Sewer District. Stormwater will be managed on-site, Rt 146, Zoned: B-5, Status: PB - Revised Conceptual review

SBL: 270.-2-3.11

To be reviewed by: MJE Consultant: Lansing Applicant: Richard Mollnow Last Seen on: 7/10/18

IV. New Business

2018-044 Azadivatan 2 Lot Subdivision

Applicant proposes subdividing a 7.09 acre lot into 2 lots. Lot A will be 2.51 acres and Lot B will be 4.58 acres. The applicant proposes to use Lot B to build a single family home for herself that will be consistent with the adjacent R-1 zoning requirements. Lot A will continue to be used for commercial purposes. Access and utilities easements will be put in place on lot A for access and utilities to Lot B (as noted on the subdivision), 521 Vischer Ferry Rd, Zoned: B-3, Status: PB Concept Review

SBL: 271.-1-5

To be reviewed by: MJE Consultant: ABD Applicant: Azadivatan

2018-045 Grooms Large Scale PV Facility Site Plan

Applicant proposes construction of a 9.2 MW ground-mounted solar energy generating facility. The facility will cover approximately 33.09 acres, and be surrounded by a 7' fence and associated road will cover approximately an additional 1.4 acre, 753 Grooms Rd, Zoned: CR, Status: PB Concept Review

SBL: 276.-2-30.1

To be reviewed by: MJE Consultant: Borrego Solar Applicant: Borrego Solar

2018-046 Grooms Large Scale PV Facility SUP

Applicant requests a SUP approval from section 208-16 D.(3)(a)[22] for a ground mounted solar array, 753 Grooms Rd, Zoned: CR, Status: PB Concept Review

SBL: 276.-2-30.1

To be reviewed by: MJE Consultant: Borrego Solar Applicant: Borrego Solar

V. Discussion Items – none