



Planning Board Agenda

March 12, 2019

The Planning Board's Agenda is subject to change and certain items may be postponed. For agenda updates please visit our website, www.cliftonpark.org. You can choose to have Planning Board Agendas & Minutes emailed to you by completing the user information after clicking on the "Alerts" Tab

I. Minutes Approval - February 26, 2019

II. Public Hearings - none

III. Old Business

2019-011 Abele 23 Lot Cluster Subdivision

Applicant proposes construction of 23 single family homes in a cluster design on a road to be connected to John J McKenna IV Way with an emergency access road onto Christinamarie Drive. This is an amendment to the plans from project 2017-021 Abele 14 Lot Subdivision that was approved on 12-11-18 increasing the number of homes from 14 to 23, Christinamarie Dr, Zoned: R-1, Status: PB Preliminary Review

SBL: 284.-1-10.21

To be reviewed by: MJE Consultant: ABD Applicant: Abele **Last Seen on: 12-11-18**

2018-069 Stewart's Grooms Shop #296 - Site Plan

Applicant proposes construction of a new 3,675 sq ft Stewart's Shop. Upon completion of new building, existing building to be razed and new gas tanks and canopy to be installed, 641-645 Grooms Rd/307,309 Vischer Ferry Rd, Zoned: B-3, Status: PB Preliminary Review w/possible determination

SBL: 277.13-4-26

To be reviewed by: MJE Consultant: Marcus Andrews Applicant: Stewart's **Last Seen on: 1-8-19**

2018-057 Ellis Medical Center Phase 2 - Site Plan

Applicant is proposing a 62,037 sf building addition to it's existing medical facility. The total parcel is 11.57 acres with road frontage and site access on both Sitterly Road and Clifton Park Center Road. The proposed site includes parking for approximately 377 vehicles, a second patient and ambulance drop off area and on site stormwater management, 103 Sitterly Rd, Zoned: TC1, Status: PB Preliminary Review w/possible determination.

SBL: 272.-1-49.1

To be reviewed by: MJE Consultant: EDP Applicant: Ellis Hospital **Last Seen on: 10-10-18**

IV. New Business

2019-010 Aqueduct Animal Hospital (2) - Site Plan

The existing building will remain and the interior will be modified for an animal hospital. The facility will utilize the existing 84 parking stalls for the change in use. Access to the site will remain at the existing site entrance along Riverview Road. The building will utilize the existing water and sanitary sewer services from CPWA and Old Knott Farm Sewer District, 896 Riverview Rd, Zoned: HM, Status: PB Concept Review

SBL: 269.19-1-44.1

To be reviewed by: MJE Consultant: Lansing Applicant: Matthew Pike

2019-002 1 Emma Lane PDD Amendment (aka Peregrine Senior Living) - Site Plan

Applicant proposes a building expansion of 7,035 SF to the existing 30,969 sf building on 5.25 acres. Up to 12 new parking spaces are proposed to accommodate building if demand is demonstrated, 1 Emma Ln, Zoned: PUD, Status: PB Preliminary Review

SBL: 271.-2-22.12

To be reviewed by: MJE Consultant: EDP Applicant: Peregrine Senior Living

V. Discussion Items - none

Next Planning Board Meeting: March 26th

Next Submittal Date: March 18th for the April 9th meeting