

WILTON PLANNING BOARD
Wednesday, April 5, 2006

AGENDA

PLEDGE OF ALLEGIANCE

7:00 p.m. Public Hearing: Blanchard Road Subdivision:
Proposed 7-lot subdivision of 18.24 acres of land
located on Blanchard Road and Route 9, Tax Map
No. 102-1-79, zoned R-2.

7:01 p.m. Public Hearing: Saratoga Heritage PUD, Phase III:
Proposal for 48 multi-family units on property located
on Route 9, Tax Map No. 140-3-11.

7:02 p.m. Call to Order

Minutes

Correspondence

Blanchard Road Subdivision: Preliminary submission of plans for a proposed 7-lot subdivision of 18.24 acres of land located on Blanchard Road and Route 9; Tax Map No. 102-1-79, zoned R-2. Conceptual approval with a condition granted September 21, 2006. Project reviewed by the Saratoga County Planning Board; letter dated September 16, 2005, recommends approval with modification. Letter sent to applicant on February 21, 2006, requesting additional plans in order to establish lead agency status. As of March 30, 2006, the applicant has not responded.

Saratoga Heritage PUD, Phase III: Proposal for 48 multi-family units on property located on Route 9, Tax Map No. 140-3-11. Wilton Town Board made a negative declaration on SEQR on October 6, 2006. PUD legislation approved as Local Law No. 7 of 2005 by the Wilton Town Board on October 6, 2005. Project is to consist of 48 two-bedroom units in 7 buildings on 17+ acres of land. 149 parking spaces will be provided, which includes 48 garages. The Wilton Planning Board granted conceptual approval on March 1, 2006.

Appeal No. 06-09: Nigro Companies: Referral from the ZBA; request for a recommendation on an application for Area Variances pursuant to Schedule F and Section 129-52(G) Additional Requirements for the C-1 zone of the Zoning Ordinance for front yard setback and pavement setback; property located at 3030 Route 50, Tax Map No. 153-3-38.1, zoned C-1.

Canyon Run Extension: Application for residential subdivision of 35.95 acres into 45 lots; property located on Gailor Road, Tax Map Nos. 128-1-86; 128-1-90; 128.5-3-27 through 128.5-3-38 and 128.05-3-98, zoned R-1. Project referred to the Saratoga County Planning Board on February 28, 2006. Project is a Type I Action under SEQR.

Affordable Storage Expansion: Application for site plan approval for the addition of a 10,400 square foot building for self-storage facility; property located at 18 Commerce Park Drive, Tax Map No. 115-2-87, zoned C-3. Project is an Unlisted Action under SEQR. Project referred to the Saratoga County Planning Board on March 10, 2006. A 54' variance for rear yard setback was granted by the Wilton ZBA on February 23, 2006.

Stewart's Shop #246: Application for site plan approval for the location of a 2,925 square foot Stewart's Shop with gasoline sales and a 2,430 square foot rental space to be used for a bank. Property is located on the corner of Ballard Road and Traver Road, Tax Map Nos. 115.14-1-3 and 115.14-1-15, zoned H-1. Project is an Unlisted Action under SEQR.

Grange Property: Submission of preliminary site plan application for the renovation of an existing 3432 square foot existing building for commercial use; property located on Northern Pines Road and Davidson Drive, Tax Map No. 140.14-1-33, zoned H-1. Variances granted by the ZBA on January 26, 2006, for lot size, road frontage and access. Project is a Type II Action under SEQR. The Saratoga County Planning Board recommended approval on March 16, 2006.

Adoption of Resolution: WWSA: Two-lot subdivision approval; from action taken on March 1, 2006.

Adoption of Resolution: WWSA: Site plan approval for the location of a storage building; property located on Northern Pines Road; from action taken on March 1, 2006.

Adoption of Resolution: WWSA: Site plan approval for the location of a water tank; property located Jones Road; from action taken on March 1, 2006.

Adoption of Resolution: Hudson Springs PUD: For site plan approval; multi-family development; from action taken on March 15, 2006.

Adoption of Resolution: Mabey Storage: For site plan approval; self-storage/office/warehouse/record storage; from action taken on March 15, 2006.

Cathy Hall
Planning/Zoning Coordinator