

**WILTON PLANNING BOARD**  
**Wednesday, February 1, 2006**

**AGENDA**

**PLEDGE OF ALLEGIANCE**

7:00 p.m. Public Hearing: Adirondack Christian Fellowship: An application for a Special Permit for the location of a church in an existing building at the McGregor Office Park; property located on Mountain Ledge Drive, Tax Map No. 140-1-68.111, zoned CR-2.

7:01 p.m. Call to Order

Minutes

Correspondence

Adirondack Christian Fellowship: An application for a Special Permit for the location of a church in an existing building at the McGregor Office Park; property located on Mountain Ledge Drive, Tax Map No. 140-1-68.111, zoned CR-2.

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.

Appeal No. 06-10: Christine and Michael Morine: Referral from the ZBA; request for a recommendation on an application for Area Variances pursuant to Schedule E of the Zoning Ordinance for lot size and rear yard setback to change use of a property from residential to a business office; property located at 4265 Route 50, Tax Map No. 141-2-33.12, zoned RB-1.

Wilton Water & Sewer Authority: Application for approval for the location of a new 2,500 storage building; property located on Northern Pines Road, Tax Map No. 127-2-38.112, zoned R-1. Project referred to the Saratoga County Planning Board on 1/27/06.

Wilton Water & Sewer Authority: Application for a 2-lot subdivision of land; property located on Jones Road, Tax Map No. 140-2-6.1, zoned R-1 and R-2. Project referred to the Saratoga County Planning Board on 1/27/06.

Wilton Water & Sewer Authority: Site plan application for the location of a water plant; property located on Jones Road.

Smith Subdivision: Conceptual application for a proposed 22-lot subdivision of 58.83 acres of land into residential lots; property located on Ballard Road, Tax Map No. 116-1-18, zoned R-2. Project is a Type I Action under SEQR. Project referred to the Saratoga County Planning Board on January 17, 2006.

Leighton Estates: Submission of preliminary plans for a proposed 10-lot subdivision of 31.511 acres of land into residential lots; property located on Gurn Springs Road, Tax Map No. 115-2-1, zoned R-2. Board initiated the process to declare itself Lead Agency for the environmental review according to SEQRA; letter sent to the involved and interested agencies on January 11, 2006. The Saratoga County Planning Board issued a recommendation for approval with comment in a letter dated January 4, 2006.

Louden Ridge: Applicant requests opportunity to appear before the board to discuss his request for a new resolution from the board relating to the final approval granted to this project on November 11, 2005.

---

Cathy Hall  
Planning/Zoning Coordinator

January 27, 2006