

WORKSHOP AGENDA
TOWN OF LLOYD PLANNING BOARD

Thursday, June 15, 2017

CALL TO ORDER TIME:

PLEDGE OF ALLEGIANCE

ANNOUNCEMENTS: GENERAL, NO SMOKING, LOCATION OF FIRE EXITS, ROOM CAPACITY IS 49, PURSUANT TO NYS FIRE SAFETY REGULATIONS. PLEASE TURN OFF ALL CELL PHONES.

MINUTES TO APPROVE:

New Public Hearings

Savino, JoyAnn, 131 South St, 87.3-5-32, in A zone.

The applicant would like to add a 442 square foot accessory apartment above her existing garage. Her residence is in the Agricultural Zone. The A zone requires a minimum of 2 acres. Ms. Savino's lot is pre-existing non-conforming with .82 acres. She is requesting lot area relief of 1.18 acres from the Zoning Board of Appeals.

O'Connell, Casey, 5 Willow Dock Rd, 88.17-3-10, in R2 zone.

Applicant desires to renovate a single family dwelling in the Waterfront Bluff Overlay Area.

Health Quest, 514-520 Route 299, 87.1-3-33.100, in R1\2 zone.

The applicant is proposing to remove the existing building and driveway and construct a 15,000 square foot medical office building with parking, drainage, on site septic and water supply.

The site consists of two parcels that will be combined to a 5.6 acre lot.

Old Business

Windgate Solar LLC Solar Farm, 3809-3813 Route 9W, 95.4-1-31.100, in R1 zone.

Construct 2MW solar farm on 20 acres off Perkinsville Road.

Beer Universe, 1-3 Haviland Rd, 96.1-1-29.100, in GC zone.

The applicant would like siteplan approval to construct a retail store for his Beer Universe business. The retail/service will be 5,750 sq. ft. and the warehouse-wholesale sales/storage portion will 1,000 sq. ft. The applicant is proposing 24 parking spaces, creating new sidewalks and site landscaping.

Extended Public Hearings

Highland Assisted Living at Village View (former New Village View), 1 Grove St, 88.69-1-10, in R1/4 zone.

This project consists of a 18,310 s.f. expansion to an existing assisted living facility. The expansion will allow a total of 80 beds and not more than 13 employees per shift. There will be a total of 24 parking spaces. The proposed expansion will continue to utilize existing central water and sewer facilities.

Feb. 17, 2016

1 Grove, 7 Grove, and 9 Grove Street were rezoned from CB to R 1/4.

July 2016 - New submittal with name change (formerly New Village View) Highland Assisted Living Center at Village View.

This application is for siteplan approval and lot line revision.

Tremont Hall Corp., Vineyard Ave, 88.17-9-48, in R1/4 zone.

The applicant would like to convert an existing vacant 9600 square foot lumber storage building into a multi-family residential structure with 20 apartments, with associated parking and amenities.