

TOWN OF LLOYD PLANNING BOARD

Regular Meeting Agenda

June 24, 2021

CALL TO ORDER TIME: 7:00pm

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.

OFFICIALLY OPEN THE MEETING

VIA Webex

Minutes to Approve

May 20, 2021

Old Business:

Silver Gardens (was Goldenview II): Site Plan and Subdivision Review. Argent Drive. #96.29-3-3.11 in PUD

Applicant proposes a 2-lot subdivision and to construct a three story, 55,000 square foot (total, all floors) affordable, rental housing complex for senior citizens. The complex will include 57, one-bedroom units, outdoor parking areas, a new roadway configuration from Argent Drive to access the complex and pedestrian connections to Argent.

SEQRA status: Negative Declaration issued.

Procedural status: Public hearings closed
UCPB comments received.
Preliminary plat approved
Draft final plat resolution prepared
Draft site plan resolution prepared

Rover Contracting (Riverside Corners): Site Plan Review: 251 N. Riverside Rd.: SBL: 87.8-1-10.3 in LI zone.

Applicant is seeking site plan approval to permit construction of a 9,800 square foot warehouse building for storage and maintenance of equipment for a construction company, with an attached two-story office and file storage annex totaling 3,000 square feet in size.

SEQRA status: Unlisted

Review status: Updated maps received and circulated to the board.
Referred to UCPB
Potentially Set Public Hearing for July 22, 2021 at 7pm

New Business

Leprechaun Ventures- Commercial Site Plan, 436 Upper North Rd., SBL #80.3-1-29.100, in LI zone.

Applicant is seeking site plan approval to construct a 2,400 sq. ft. warehouse.

SEQRA status: Type II

Review status: Application and site plan circulated to Board.
No applicant appearance planned for 6/24 meeting

Basciano, Stephanie- Lot line revision, 404 Pancake Hollow Rd., SBL #87.1-2-19.300 & 87.1-2-19.400

Applicant is seeking a lot line revision between 4 existing lots on Pancake Hollow Rd. located in the R-1 zone and A zone.

SEQRA status: Unlisted

Review status: Application and subdivision map circulated to Board.
Set Public Hearing for July 22, 2021 at 7pm

P. We Holdings- Commercial Site Plan, 3475 Route 9W, SBL #88.14-4-25, in GB zone.

Applicant is seeking site plan approval to construct a commercial kitchen for catering and on-site take-out food sales.

SEQRA status: Type II

Review status: Application and site plan circulated to Board.
Further Board review planned for 6/24

Public Hearings

Mountainside Woods- Lot Line Revision, 2 Benjamin Dr. and 23 Vista Dr., SBL# 87.21-3-11 and 87.21-1-39.100

Applicant is seeking to revise lot size to accommodate setbacks.

SEQRA status: Unlisted

Review status: Draft SEQRA resolution prepared
Board to open public hearing
Draft subdivision approval resolution prepared

Selux Corporation: Solar Array, Site Plan Review and Special Use Permit; 5 Lumen Lane, in GB zone.

Applicant is seeking commercial site plan and special use permit approval to construct and maintain a 750 KW solar array in an unused portion of the parcel.

SEQRA status: Unlisted

Review status: Referred to UCPB
Board to open public hearing

McGahan, Ryan- Site Plan Review and Special Use Permit; 21 Falcon Dr. SBL# 86.4-3-36

Applicant is seeking to install a 1242 sq. ft. roof mounted solar array.

SEQRA status: Type II

Review status: Comment letter circulated to Board.
Board to open public hearing
Draft approval resolution prepared

The Village in the Hudson Valley: Subdivision Review, Site Plan Review and Special Use Permit; Route 9W: Master parcel # 95.12-1-15.100

Applicant is seeking approvals for an Assisted Living Facility.

SEQRA status: Negative Declaration issued

Review status: Referred to UCPB
Board to open public hearings

Administrative Business

Cerniglia- ODA

Review status: Board intends to send letter to the Town Board recommending the issuance of an ODA for the Cerniglia property with language indicating that if, as was proposed, an adjoining property owner intended to use the Cerniglia property as the driveway to a proposed house site, that the house site on the adjoining property is on notice that they will need to apply for Planning Board review for a new house in the Waterfront Bluff Overlay District.

Motion to Adjourn