

**TOWN OF PLATTSBURGH  
PLANNING BOARD MEETING  
AGENDA  
DECEMBER 19, 2023**

- ITEM #1      YANULAVICH SUBDIVISION 2023-** Request for a 2-lot subdivision of a 74.9-acre parcel resulting in Lot 1 being 4.2-acres with existing retail structures, and Lot 2 being 70.7-acres of remaining lands. **AREA VARIANCES REQUIRED** Located on NYS Route 22 with public water and public sewer; Zoned I; Tax Map Parcel #193.-2-24; Owner/Applicant Bryan and Teresa Yanulavich; Surveyor Mark Petrashune **SEQRA DETERMINATION AND DETAILED PRELIMINARY PLAN REVIEW**
- ITEM #2      IRISH SETTLEMENT EXPRESS MART SITE PLAN 2023-** Request to use an existing building as a convenience store, smoke shop and barber shop. Located on Irish Settlement Rd. with public water and private sewer; Zoned NC; Tax Map Parcel # 232.-3-40.2; Owner/Applicant Nathaniel Hyde; Engineer James Moser **SEQRA DETERMINATION AND DETAILED PRELIMINARY PLAN REVIEW**
- ITEM #3      LANDRY SUBDIVISION 2023-** Request for a 4-lot subdivision of a 5.8-acre parcel resulting in Lot 1 being 1.85-acres with an existing residential home, Lot 2 being 1.84-acres with an existing residential home, Lot 3 being 0.92-acres with an existing residential home, and Lot 4 being 1.21-acres of buildable residential land. Located at 1245 Cumberland Head Rd. with public water and private sewer; Zoned R4; Tax Map Parcel #195.-1-1; Owner/Applicant Esther Landry; Surveyor Dean Lashway **SKETCH PLAN REVIEW**
- ITEM #4      GARSOW SUBDIVISION 2023-** Request for a 2-lot subdivision of a 58.60-acre parcel resulting in Lot 1 being 0.6-acre buildable residential lot and Lot 2 being 58-acres of remaining lands. Located at 247 Wallace Hill Rd. with public water and private sewer; Zoned R5; Tax Map Parcel #192.-2-20.1; Owner/Applicant Patrick Garsow; Surveyor Marc Machabee **SEQRA DETERMINATION AND SKETCH /DETAILED PRELIMINARY PLAN REVIEW**
- ITEM #5      PLANNING BOARD 2024 CALENDAR**