

**TOWN OF PLATTSBURGH
PLANNING BOARD MEETING
AGENDA
JANUARY 16, 2024**

- 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** **FESSETTE SUBDIVISION 2024-** Request for a subdivision amendment to allow a single-family dwelling on lot 14. Located on Otter Creek Drive with public water and public sewer. Zoned R5; Tax Map Parcel 220.4-3-22.14 Owner/Applicant Kenneth Fessette **SKETCH PLAN REVIEW**
- ITEM #3** **BURDO SITE PLAN 2024-** Request to construct 3 units of multi-family housing with associated improvements. **AREA VARIANCES REQUIRED** Located on Hammond Lane with public water and public sewer, Zoned T4; Tax Map Parcel 220.-1-11.2. Owner/Applicant Glenn Burdo; Engineer James Moser. **SKETCH PLAN REVIEW**
- ITEM #4** **RAFFERTY SAND & GRAVEL LLC SITE PLAN & SPECIAL USE PERMIT 2023-** Request to develop and operate a sand and gravel mine including crushing, sorting, and hauling material. Located on Route 374 with private water and private sewer; Zoned R5; Tax Map Parcel # 203.-1-10.1; Owner John Alexander; Applicant Rafferty Sand & Gravel LLC; Engineer RMS **SEQRA DETERMINATION AND DETAILED PRELIMINARY PLAN REVIEW**
- ITEM #5** **YMCA SUBDIVISION 2024-** Request for a 2-lot split/merge subdivision of a 16.05-acre commercial lot resulting in 2-acres to be merged with tax map parcel #233.-5-29. Located on New York Rd. with public water and public sewer; Zoned NC; Tax Map Parcel # 233-5-28; Owner MRS of Clinton County; Applicant YMCA of Plattsburgh NY; Engineer RMS **SKETCH PLAN REVIEW**
- ITEM #6** **YMCA SITE PLAN 2024-** Request to construct a 13,255 sq ft addition to an existing facility with a parking lot extension and associated site improvements. **USE VARIANCES REQUIRED** Located at 295 New York Rd. with public water and public sewer; Zoned NC; Tax Map Parcel #233.-5-29. Owner/Applicant: YMCA of Plattsburgh NY; Engineer RMS **SKETCH PLAN REVIEW**