

APPROVED

LAKE GEORGE VILLAGE 26 OLD POST ROAD MARCH 23, 2009 PLANNING BOARD MINUTES

Board members present:

Robert Mastrantoni, Dan Courtney, Patricia Dow, Dan Garay, and Debbie Tirri (alternate)

Others present:

Doug Frost (Code Enforcer), Carol Sullivan, (Secretary)

Chairman Mastrantoni called a meeting to order at 6 PM.

CHAPTER 220 – PROPOSED CHANGES

OVERLAY DISTRICT

- Patricia suggested adding commercial activity after street level to Elan's September 12, 2008 revised definitions.
- Patricia suggested adding an explanation to the terminology "deaden the streetscape" such as, for example but not limited to ground floor residential, parking areas, garages, boat storage, etc.
- The board discussed the boundaries for the overlay district and special use permits. They also considered how each should be addressed in the Use Table.
- The board discussed leaving Pine Point in the commercial mixed use zone and leaving it out of the overlay district.
- The board discussed the properties on the south end of the village north of Beach Road on the east side of Canada St. which are currently in the commercial resort district. Properties directly across the street are in the commercial mixed use district and require special use permit approval. If these properties currently in the commercial resort district were changed to commercial mixed use then special use permits would be required and these properties and those directly across the street would be treated in the same manner. (Exhibit 1)

MOTION: Patricia Dow made a motion to change the overlay district to exclude Pine Point, include the shoreline properties up to Lake Ave. going across Route 9 around the back of Econolodge and out to Ottawa/Old Post Rd. and down the back meeting up with the corner of the school on the north end. On the south end change the boundaries to exclude Gaslight Village property but include the OTB and any lot that has footage on Canada St. in the overlay and then join up with the boundary proposed by Elan in their September 12, 2008 suggested changes. Change properties from Kurosaka Lane proceeding south on Canada St and Beach Road to commercial mixed use - include the Ft. Wm Henry the little parcels along Beach Rd. and that wrap around the bottom of Ft. Wm. Henry. Change the definition – the downtown overlay district is intended to protect and promote commercial vitality in the downtown village core by encouraging commercial street level activity – and then at the end include after "deaden the streetscape" for example but not limited to first floor residences, boat storage, boat sales, etc.

2ND: Dan Garay

Robert Mastrantoni	Dan Courtney	Margy Mannix	Dan Garay	Patricia Dow
Aye	Aye	Aye	Aye	Aye

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At this point Patricia Dow left the meeting.

HOLLY RAJ INC – PUBLIC HEARING REMAINS OPEN

TAX MAP: 251.18-3-71

ZONE: COMMERCIAL RESORT – OVERLAY

APPLICANT: DAN RYAN – VISION ENGINEERING (for Holly Raj Inc.)

- Choose a noise consultant.
- Doug explained he contacted Novis and provided answers to the questions previously raised by the planning board at the March 18, 2009 meeting. Carol provided the information she obtained from Sound Sense LLC.

MOTION: Robert Mastrantoni made a motion that Novis be hired to conduct the noise assessment for the Holly Raj Inc. property. It should include onsite assessment for ambient noise. Surrounding buildings should be included. The lake should be included to assess how noise will travel across it.

2ND: Debbie Tirri

Robert Mastrantoni	Dan Courtney	Margy Mannix	Dan Garay	Debbie Tirri
Aye	Aye	Aye	Aye	Aye

A motion by Robert Mastrantoni, seconded by Dan Courtney carried unanimously to adjourn the meeting at 7:30 PM.

Meeting adjourned.
Respectfully submitted,
Carol Sullivan
March 30, 2009