APPROVED

LAKE GEORGE VILLAGE
26 OLD POST ROAD
APRIL 15, 2015
PLANNING BOARD MINUTES

Board members present: Robert Mastrantoni – Chairperson, Patricia Dow, Chuck Luke, Dan Wolfield, Dean Howland
Board members absent

Others present: Katharine Erceg (Secretary), Judd Gershen, Carol Sullivan, Linda Duffy, Margie Mannix, Carrie Manning, Kelly Najdeck

TAX MAP: 251.18-3-40
APPLICANT: JUDD GERSHEN
ADDRESS: 163 CANADA ST
ZONE: COMMERCIAL MIXED USE
APPLICATION – CHANGE OF USE - SITE PLAN APPLICATION

The applicant explained the request for the outdoor dining area which will encompass the small area in front of the property serving a light menu from lunch till 10:00 or 11:00pm. The area will be level with the sidewalk surrounded by a railing of 1" galvanized pipe and cable with wood decking and flower boxes on the sidewalk side planted with flowers. The decking will be made with treated lumber and stained to match the trim on the building. The building colors will not be changing.

MOTION: Dan Wolfield made a motion to approve the outdoor dining area as proposed.
2ND MOTION: Robert Mastrantoni

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Aye	Aye	Aye

Aye = 5 Nay = 0 Motion carried

TAX MAP: 251.18-3-40
APPLICANT: JUDD GERSHEN
ADDRESS: 163 CANADA ST
ZONE: COMMERCIAL MIXED USE
APPLICATION – SIGN 1

Judd's Tavern is changing the name to 163 Tap Room and will have a sign on the front of the building hanging from the soffeting. It is 10 inches higher than the previous sign. The board asked if it would be possible to move the sign higher onto the eave of the building. Carol Sullivan stated that it would then be considered a roof sign and roof signs are not allowed per the village code. The board asked that Douglas Frost be consulted on sign placement. Robert inquired could the sign be made smaller and therefore be placed higher without being considered a roof sign.

MOTION: Patricia Dow made a motion to approve the wall sign contingent on approval from Douglas Frost that it can go up six inches (6") higher than shown and possibly smaller.
2nd MOTION: Robert Mastrantoni

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Aye	Aye	Aye

Aye = 5 Nay = 0 Motion carried

TAX MAP: 251.18-3-40
APPLICANT: JUDD GERSHEN
ADDRESS: 163 CANADA ST
ZONE: COMMERCIAL MIXED USE
APPLICATION: SIGN-2

The second sign for 163 Tap Room will be identical to the first sign presented and have a size of 2' by 2'. The bracket on the pub sign will be black to match the light and will hang 8'2" from the ground. The sign meets the code requirements. There will be directional lighting coming down onto the lettering of the sign.
MOTION: Dean Howland made a motion to approve the pub sign as presented.
2nd MOTION: Dan Wolfield

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Aye	Aye	Aye

Aye = 5 Nay = 0 Motion carried

TAX MAP: 251.14-3-26
APPLICANT: SALIM AMERSI
ADDRESS: 400 CANADA STREET
ZONE: COMMERCIAL RESORT
APPLICATION – SITE PLAN APPLICATION

Carrie Manning, representing the applicant, explained the roof proposing to go on the present cabana bar to shield patrons from rain. The roof will be metal and be light gray and slope downward. There will be attached gutters which will direct rainwater into the storm water runoff drains already in place

MOTION: Dan Wolfield made a motion to approve the new roof at the Surfside as presented to the board.
2nd MOTION: Chuck Luke

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Aye	Aye	Aye

Aye = 5 Nay = 0 Motion carried

TAX MAP: 251.14-3-32
APPLICANT: CALDWELL LAKE GEORGE LIBRARY
ADDRESS: 336 CANADA STREET
ZONE: COMMERCIAL MIXED USE
APPLICATION: SIGN

Margie Mannix, representing the library, stated that the new sign for the library will be placed on the middle to north side of the lawn lined up with the window of the library. The sign will be lit with LED lighting and a removable tag sign will hang from the "open" sign to reflect events going on at the library (i.e. Book Sale Today). The sign will have gold letters and a smalted black glass background with a mahogany border. The post will be black and fluted. The base will be concrete.

MOTION: Patricia Dow made a motion to approve the sign as presented.
2nd MOTION: Chuck Luke

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Aye	Aye	Aye

Aye = 5 Nay = 0 Motion carried

TAX MAP: 251.18-3-62
APPLICANT: KELLY NAJDECK
ADDRESS: 176 CANADA STREET
ZONE: COMMERCIAL MIXED USE
APPLICATION: SIGN

The applicant presented the sign for Bella's Deli located at 176 Canada Street (the Kurosaka building). The sign will sit over the front entrance to the deli on the roof line. The applicant explained that there are brackets set into the stone from previous signs that they are using to affix the sign to the building. The board discussed the size of the sign and how could it be made to conform more to the historic nature of the building. The sign is cream with black lettering. There are also letters on either side of the door of the deli which must be removed.

MOTION: Patricia Dow made a motion to approve the sign in it's shape as presented on the sign where the black part that goes from the B to the S. The outside border is the circle and the B and S stick out a little bit and that there is no other border or squareness there and the word "BELLA'S" has a maroon shading to match the maroon windows. There is no approval for the lettering on either side of the door.
2nd MOTION: Robert Mastrantoni

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Aye	Aye	Aye

Aye = 5 Nay = 0 Motion carried

TAX MAP: 251.14-3-36
APPLICANT: LINDA DUFFY
ADDRESS: 320 CANADA STREET
ZONE: COMMERCIAL MIXED USE
APPLICATION: SIGN

The Applicant is taking over the previously rented delicatessen. The sign would be wood backing with green lettering on the edge of the parking lot. The applicant needs to go before the Village Board to be granted an encroachment to put the sign on village property. The board suggested that the applicant do that first and present a new sign application, pending the village encroachment, to the board at the May 20th meeting.

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APPLICANT: LAKE GEORGE CARRIAGE CORP.
ADDRESS: BEACH ROAD
ZONE: COMMERCIAL MIXED USE
APPLICATION: NEW TICKET BOOTH

Applicant was not present. At the annual meeting of The Village Board on April 6, 2015, a new ticket booth was approved to replace the existing equipment bin with a small ticket booth with lighting and a logo at the area on Beach Road where the horse and carriage rides begin and end and asked that the Planning Board look at the proposed booth and vote on it.

MOTION: Patricia Dow made a motion to approve the ticket booth on beach road where the existing shed is now with the design elements of vertical siding in a light color and roof in brown shingles, the carriage lamps, the windows as shown and the corporate logo on the front. Any additional signage will need to go before the planning board.
2nd MOTION: Dan Wolfield

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Aye	Aye	Aye

Aye = 5 Nay = 0 Motion carried

March 18, 2015 (RM, PD, DH, CL, DW)

MOTION: Patricia Dow made a motion to approve the March 18, 2015 minutes as presented.
2ND MOTION: Dan Wolfield

Robert Mastrantoni	Patricia Dow	Dean Howland	Chuck Luke	Dan Wolfield
Aye	Aye	Not present at 3/18 meeting.	Aye	Aye

Aye = 4 Nay = 0 Motion carried

MOTION: Robert Mastrantoni made a motion to adjourn
2nd MOTION: Chuck Luke

Respectfully submitted,
Katharine Erceg
April 17, 2015