

**AGENDA
LAKE GEORGE VILLAGE
26 OLD POST ROAD
PLANNING BOARD
MEETING FEB. 20, 2013**

MEETING WILL BEGIN AT 7:00 PM

MINUTES

November 28, 2012 (PD, CL, WA)
December 18, 2012 (PD, CL, DW)
January 16, 2013 (CL, DH, WA)

**TAX MAP: 251.14-2-2
APPLICANT: NATASHA BERUBE
ZONE: COMMERCIAL MIXED USE
SIGN APPLICATION #1304**

Roseanna's
New custom cupcake/cake shop opening at 329 Canada St. Previously, How Sweet It Is –
candy store.

**TAX MAP: 264.06-1-60
OWNER/APPLICANT: BILL AND KATHY BOSY
ADDRESS: 85 MOHICAN ST.
ZONE: RESIDENTIAL MIXED USE
SITE PLAN APPLICATION #1301**

Applicant is proposing construction of a new 24 unit apartment complex. All 24 units will be senior living apartments for age 55 and older. The existing cottages will be demolished and existing landscaping will be removed. There will be two extra parking spots which can be used by visitors. New landscaping will be installed throughout the area.

At the January Planning Board meeting the board members unanimously agreed to approve the Special Use Permit.

The Site Plan review application was tabled pending board review of a storm water plan for a "minor" project. The board agreed the construction, design, roofing material, vinyl siding lighting and landscaping all appear to be in order.

**TAX MAP: 251.18-3-64
APPLICANT: DAVID BESHARA
ADDRESS: 140 CANADA ST – LAKE GEORGE NOVELTY COMPANY
ZONE: COMMERCIAL RESORT - OVERLAY
SITE PLAN APPLICATION #1303 – FAÇADE CHANGE**

Applicant is changing the façade of the building. Colors of the building will be changed to dark tan, dark brown, wooden shingles and versetta stone as described in the application. Applicant will bring samples of each material to the Planning Board meeting.

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**TAX MAP: 251.18-2-6.1
APPLICANT: ROBERT & LORETTA LEBAR
ADDRESS: VACANT LOT ON WEST SIDE OF COOPER STREET
ZONE: RESIDENTIAL
SITE PLAN APPLICATION #1302 – NEW SINGLE FAMILY CONSTRUCTION**



Setback back requirements: Rear yard = 20 feet. Front yard = minimum 10 feet/no maximum. Side yard = 15 feet. Applicant complies with setback requirements. Maximum lot coverage in the residential zone is 50%. Applicant's plans indicate lot coverage of 33% 2,600± square footage for house footprint. 2200± square footage for gravel driveway. Lot size .338± acres. (14,723± square feet).

This property is located next to a very small stream. Applicant has received a non-jurisdictional letter from the Adirondack Park Agency.