

**AGENDA  
LAKE GEORGE VILLAGE  
26 OLD POST ROAD  
PLANNING BOARD  
MEETING MAY 21, 2014**

**MEETING WILL BEGIN AT 6:00 PM**

**TAX MAP: 264.07-1-4  
OWNER/APPLICANT: BILL DOW  
ADDRESS: 57 BEACH RD  
ZONE: COMMERCIAL MIXED USE  
SIGN APPLICATION: #1431  
SITE PLAN APPLICATION: #1436**

STEAMBOAT STORE - SIGN

Applicant is changing the wall sign located on the West side of the Steamboat store.

THE STATION (DECK/BAR) NEXT TO THE STEAMBOAT STORE

The deck/bar to the west of the Steamboat Store has been in existence for some time. In December 2013 the applicant received a variance to enlarge this nonconforming structure (nonconforming based on the current Code) and to bring the railings into compliance with NYS building code requirements.

The deck has had a liquor license for some time and a bar was on the deck. The applicant is proposing a redesign of the bar building.

**TAX MAP: 251.14-3-47  
OWNER/APPLICANT: BILL DOW  
ADDRESS: AMHERST ST – BOARDWALK RESTAURANT  
ZONE: COMMERCIAL MIXED USE  
SIGN APPLICATION: #1423**

BOARDWALK RESTAURANT - SIGN

Applicant is changing the current “Boardwalk Dining Deck” sign to a wood carved “Boardwalk Restaurant” sign.

The “Boardwalk Dining Deck” sign will be reduced to “Boardwalk” @ 12.5 square feet and used as a lakeshore sign which is allowed.

**TAX MAP:  
OWNER/APPLICANT: CARMELLA MASTRANTONI  
ADDRESS:  
ZONE: COMMERCIAL MIXED USE  
SIGN APPLICATION: # 1435**

CARMELA’S CAFÉ & GIFT BOUTIQUE -SIGN

Changing bottom 37” x 10” menu board to Lake George Olive Oil Co.

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**TAX MAP: 251.114-2-1  
APPLICANT: ROBB LANGLEY  
ADDRESS: 42 AMHERST ST  
ZONE: COMMERCIAL MIXED USE  
SIGN APPLICATION: # 1427**

THE BREAKFAST SPOT - SIGN

Applicant is changing the name of Legends to The Breakfast Spot. The sign will be a window sign.

**Vacant sign above building needs to be removed.**

**TAX MAP: 251.18-3-55.11  
APPLICANT: MELISSA SAVITZ  
ADDRESS: 226 CANADA ST  
ZONE: COMMERCIAL MIXED USE  
SIGN APPLICATION: # 1430**

THE CORNER STORE - SIGN

Applicant is proposing a new sign for a new business which will be located in what was Sullivan's Rexall and Gift Shop.

**TAX MAP: 251.18-4-25  
APPLICANT: BOB MERCHANT  
ADDRESS: 75 DIESKAU ST  
ZONE: COMMERCIAL MIXED USE  
SIGN APPLICATION: # 1432**

BACKSTREET BBQ & TAPROOM - SIGN

Applicant is proposing a new sign for a new business which will be located in what was The Lemon Peel.

**TAX MAP: 251.18-3-43  
OWNER/APPLICANT: PATTY KIRKPATRICK  
ADDRESS: 179 CANADA ST  
ZONE: COMMERCIAL MIXED USE  
SIDEWALK CAFÉ SITE PLAN APPLICATION: # 1411**

CAFÉ DEL LAGO (CURRENTLY CAFÉ VERO)

Applicant is proposing a sidewalk café for a new business which will be located in what is now Café Vero. The design of the sidewalk café will be identical (wood construction) to the café located at Nina's Sweet Shoppe - except that the entrance on the new café will be on the side.

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**TAX MAP: 251.10-3-63**

**OWNER/APPLICANT: DAVE MENTOR**

**ADDRESS: 2896 LAKESHORE DRIVE**

**ZONE: COMMERCIAL RESORT – 6 STORY OVERLAY**

**SITE PLAN APPLICATION: # 1424 AND SIGN APPLICATION # 1429**

**SCOTTY'S LAKESIDE RESORT – SITE PLAN**

Applicant is proposing alterations to the deck located on the office building. The decking on northeast side of the building will be removed. The width of the remaining deck will be enlarged by 6 feet. New railings will be installed. The office building will be painted green with brown accents.

**SCOTTY'S LAKESIDE RESORT – SIGN**

Applicant will be installing a new freestanding sign – Scotty's Lakeside Resort. A new reader board will be installed as well. The existing stone base will be used.

**TAX MAP: 251.18-3-70**

**OWNER/APPLICANT: BOB FLACKE**

**ADDRESS: BEACH ROAD SHOPS – UNIT 1**

**ZONE: COMMERCIAL MIXED USE**

**SPECIAL USE PERMIT APPLICATION # 1433SUP**

**SITE PLAN APPLICATION: # 1433**

**SIGN APPLICATION # 1434**

**LAKESIDE DOGS & JAMMIN JUICE – SPECIAL USE PERMIT – *PUBLIC HEARING***

A Special Use Permit application has been submitted because the applicant is opening an eatery (fast food) in the Commercial Mixed Use district.

**LAKESIDE DOGS & JAMMIN JUICE – SITE PLAN**

A Site Plan application has been submitted because the applicant is applying for a change of use – from retail (previously The Dog Cabin) to a fast food restaurant.

Planning Board review is limited to change of use. The Village does not regulate the interior construction needed to make the change.

**LAKESIDE DOGS & JAMMIN JUICE – SIGN APPLICATION**

Application is made for two signs - a window sign and a hanging sign.

The sign included in the Planning Board packet is the actual size of the window sign. The sign is oval with a yellow background.

The exact same sign will be used as the outdoor hanging sign and the actual size rendition will be available at the Planning Board meeting.

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**TAX MAP: 251.14-2-2  
OWNER/APPLICANT: JOHN CARR  
ADDRESS: 329 CANADA ST  
ZONE: COMMERCIAL MIXED USE  
SIGN APPLICATION # 1428**

ADIRONDACK SPIRIT – SIGN APPLICATION  
Previously – Roseanna’s

**TAX MAP: 264.06-1-1 - BUILDING  
OWNER/APPLICANT: JOHN CARR  
ADDRESS: 1 CANADA ST  
ZONE: COMMERCIAL RESORT  
SITE PLAN APPLICATION: # 1422  
SIGN APPLICATION: # 1426**

BUILDING @ 1 CANADA ST – SITE PLAN – FAÇADE CHANGE/DECK

This building will house OTB and Café Vero (restaurant). OTB will occupy the front of the building and Café Vero will occupy the current restaurant space at the rear of the building.

Applicant is changing the façade of the building to an Adirondack theme. Windows and doors will be added. 3 ramped egresses will be added. Windows and doors will be changed.

An 18’ by 18’ deck will be added to outside of the café at the rear.

BUILDING @ 1 CANADA ST – SIGN

This building will house OTB and Café Vero (restaurant). OTB will occupy the front of the building and Café Vero will occupy the current restaurant space at the rear of the building.

The applicant will continue to use the Capital Off Track Betting (OTB) sign – approval is not needed. The applicant will remove the Longshots sign and move the OTB sign to the lower location.

The race horse graphic sign will be removed.

A new Café Vero sign will be added to the top of the freestanding structure. 4 small (36” x 6”) Café Vero identifier signs will be added below the Café Vero sign and above the OTB sign.

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**TAX MAP: 264.06-1-2 – VACANT LOT  
OWNER/APPLICANT: JOHN CARR  
ADDRESS: 1 CANADA ST  
ZONE: COMMERCIAL RESORT  
SITE PLAN APPLICATION: # 1420  
SIGN APPLICATION: # 1426**

**SEWELL ST. ENTRANCE AND PARKING @ 1 CANADA ST – SITE PLAN**

Applicant is proposing a Sewell St egress. This egress will be located between the Lake George Liquor Store and Shoreline Boats Sales. It will provide access to 1 Canada St. It will be a one-way entrance with exiting allowed at the Canada St egress.

This egress is 40 feet wide ± and will allow for 18 angled parking spaces. In addition just to the east of this new egress 11 new parking spaces will be installed. These two new areas will be paved, lighted and stormwater management will be installed.

**SEWELL ST. ENTRANCE AND PARKING @ 1 CANADA ST – SIGN**

Applicant is proposing a freestanding sign to be located at the Sewell St. entrance. This sign will be used to indicate there is parking for the Adirondack Brewery and Café Vero.

**MINUTES:**

November 28, 2012 (PD, CL, WA)

January 16, 2013 (CL, DH, WA)

April 16, 2014 (RM, PD, DW)