



8) New Business

a) GML Reviews:

i) Village of Hudson Falls

The referral for review was a ‘Granting of a use variance’ for converting a commercial building into a residential apartment building. The applicant noted the need for an additional use variance specifically for the single story part of the building to change into one bedroom apartments. The Board noted that the information provided for the use variance was strictly narrative and had no numbers. The Board suggested that the applicant have a clear and precise financial strategy moving forward to make the project more feasible. The Board rendered the application a ‘Matter of Local Concern’.

Granting of a use variance

Applicant: McCormick Development LLC

Location: 21 Court Street

Motion: Matter of Local Concern

Moved by: Bigelow                      Second: Pedersen

Nays: 0              Abstain: 0              Ayes: 6

ii) Village of Hudson Falls

The referral for review was a ‘Adoption or amendment of a zoning ordinance or local law’. The purpose of the amendment was increase the minimum lot area per dwelling unit or principal use to 5,000 square feet. The discussion ensued that they were doing so to avoid changing existing houses to several small apartments. The Board rendered the application a ‘Matter of Local Concern’.

Adoption or amendment of a zoning ordinance or local law

Applicant: Martin D. Auffredou- Village Attorney

Location: 1 Washington St., Glens Falls, NY 12801

Motion: Matter of Local Concern

Moved by: Bigelow                      Second: Ormsby

Nays: 0              Abstain: 0              Ayes: 6

iii) Town of Greenwich

The referral review was for a ‘Granting of a special use permit’ to add an apartment to an existing single family house. The Board pointed out the fact that the applicant didn’t address the septic. Then discussion ensued about whether the project would be using the village water and sewer or would they have to use their own system. The Board didn’t see any major issues with the project that would impact the county. They wanted the applicant to address the need for additional parking with the additional apartment. The Board rendered the application a ‘Matter of Local Concern with Comments’

Granting of a special use permit

Applicant: Carol Hopper

Location: 102 Hill Street

Motion: Matter of Local Concern with Comments

Moved by: Bigelow      Second: Ormsby

Comments: Before construction address the potential issues:

1) Parking

2) Water

3) Septic

Nays: 0      Abstain: 0      Ayes: 6

9) Adjournment: 7:38 p.m.

Moved: Bigelow      Second: Kearney

Motion: To Adjourn

Nays: 0      Abstain: 0      Ayes: 6

*Prepared by Ryan Evans, Washington County LDC Planning Coordinator*

*The WCPB meetings are tape recorded and the tapes are retained for 1-year from the date of the meeting. Project discussions may be reviewed on tape in the planning office by appointment.*

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