

## Memorandum

Date: October 16, 2017

To: Town Board

From: Ray Burger, Planning Director

Subject: Planning Department Update

**Safer intersection for Forest Home Drive and Dryden Road:** Part of the plan for the townhome development at 902 Dryden Road was to realign the adjacent intersection to improve sight lines and turning radiuses. This work will result in some traffic delays in the short term and a safer intersection for the long term.

**Townhome project at 802 Dryden Road:** Revised drawings have been submitted and another public hearing will be held during the planning board meeting on 10/26/17 to review Modern Living Rental's proposal to build 42 townhomes on three acres near the Game Farm Road intersection.

**Permit fee schedule being examined:** The current fees charged by the Town for various permits were last revised in 2014. The planning department is researching the current fee schedule to find where adjustments should be made.

**Special Use Permit (SUP) application for Large-Scale Solar Facilities at 2243 Dryden Road:** Delaware River Solar's application for a SUP to construct two 2 MW facilities on land behind the electrical substation on Dryden Road (Evan Carpenter parcel) was received. TG Miller, acting for the Town, is reviewing this application for environmental impacts.

**Zoning Board of Appeals (ZBA) variance requests:** A request for relief from yard setbacks for the SUN8 large-scale solar energy systems at 2150 Dryden Road was tabled due to pending litigation. One of the requests for an area variance at the Ellis Tract (Turkey Hill, Stevenson and Dodge Roads) was denied and the remainder of the applications were withdrawn.

**New Rite Aid at 79 North Street:** Construction is underway for the new Rite Aid store being built on this vacant lot near the intersection with Freeville Road.

Planning Department activity for **TOWN** -September 2017

Building permits: 19

Zoning permits: 6

Special Use Permit Reviews: 0

Site Plan Reviews: 1

Variance reviews: 15  
Fire safety inspections: 1  
Building inspections: 38  
New businesses: 0  
Subdivisions: 5  
Violation notices: 0  
Complaints: 2 (property maintenance)  
Fire calls: 0  
Training hours: 14

Planning Department activity for VILLAGE -September 2017

Building permits: 3  
Zoning permits: 2  
Special Use Permit reviews: 0  
Site Plan Reviews: 0  
Variance reviews: 0  
Fire safety inspections: 1  
Building inspections: 17  
New businesses: 0  
Subdivisions: 1  
Violation notices: 0  
Complaints: 3 (property maintenance, drain pipe in ROW, grease trap maintenance)  
Fire calls: 0