



Amy DiLeone  
Executive Secretary

TOWN OF WILTON  
22 TRAVER ROAD  
WILTON, NY 12831  
(518) 587-1939

**PLANNING BOARD**

William Rice, Chairman  
Harold Van Earden, Vice  
Chairman  
David Gabay  
Christopher Price  
Thomas Murphy  
James DeLoria  
Dean Kolligian

Alternates:  
Shawn Lescault

**WILTON PLANNING BOARD AGENDA**

Wednesday, June 19, 2024

6:30 P.M.

**I. CALL TO ORDER**

**PLEDGE OF ALLEGIANCE**

**PROJECT**

**DESCRIPTION**

**SEQRA  
Status**

**II. PUBLIC HEARINGS**

**A. 612 Maple Ave Medical  
Center:  
Lenny Goldstock**

Application for the 612 Maple Ave Medical Center by Lenny Goldstock for a two-story medical center with a total floorspace of 125,000 sq.ft. (62,500 sq.ft. per floor) that will feature multiple medical/surgical practices. Property located at/on 612 Maple Ave on 13.66 acre(s), Tax Map No(s). 140.17-1-9 & 140.18-1-13; zoned CR-1 & R-1.

**SEQRA  
Type 1**

**B. 631 Maple Ave Mixed Use  
Development:  
Lenny Goldstock**

Application for the 631 Maple Ave Mixed Use Development by Lenny Goldstock for lot line adjustments and a mixed-use development that will include 27,800 sq.ft. of commercial/retail space and 136 apartment units. Property located at/on 631 Maple Ave on 15.78 acre(s), Tax Map No(s). 140.-3-20, -21, 24.1 & -32.11; zoned H-1.

**SEQRA  
Type 1**

**III. REGULAR MEETING**

Address meeting minutes from Wednesday, May 15, 2024

**IV. APPLICATIONS**

**A. 612 Maple Ave Medical  
Center:  
Lenny Goldstock**

Application for the 612 Maple Ave Medical Center by Lenny Goldstock for a two-story medical center with a total floorspace of 125,000 sq.ft. (62,500 sq.ft. per floor) that will feature multiple medical/surgical practices. Property located at/on 612 Maple Ave on 13.66 acre(s), Tax Map No(s). 140.17-1-9 & 140.18-1-13; zoned CR-1 & R-1.

**SEQRA  
Type 1**

- |    |  |   |                   |
|----|--|---|-------------------|
| B. | <b>631 Maple Ave Mixed Use Development:<br/>Lenny Goldstock</b>  | Application for the 631 Maple Ave Mixed Use Development by Lenny Goldstock for lot line adjustments and a mixed-use development that will include 27,800 sq.ft. of commercial/retail space and 136 apartment units. Property located at/on 631 Maple Ave on 15.78 acre(s), Tax Map No(s). 140.-3-20, -21, 24.1 & -32.11; zoned H-1.   | SEQRA<br>Type 1   |
| C. | <b>The Preserve at Northridge:<br/>Adirondack Property Ventures, LLC</b>   | Application for the The Preserve at Northridge by Adirondack Property Ventures, LLC for a nine (9) lot residential subdivision. Property located at/on 4227 NYS Route 50 on 37 acre(s), Tax Map No(s). 141.-2-26; zoned R-2 & RB-1.   | SEQRA<br>Complete |
| D. | <b>293 Loudon Road Residential Subdivision:<br/>McPadden Builders</b>  | Application for the 293 Loudon Road Residential Subdivision by McPadden Builders for amendments to a fourteen (14) lot residential subdivision to revise grading and establish deed restrictions. Property located at/on 293 Loudon Rd on 31.87 acre(s), Tax Map No(s). 154.-1-10.11; zoned R-2.  | SEQRA<br>Complete |
| E. | <b>4289 Route 50 - Change of Use:<br/>Asset Packaging Co., LLC</b>   | Application for the 4289 Route 50 - Change of Use by Asset Packaging Co., LLC for a site plan amendment to change the use from office/warehouse to marijuana processing, packaging, warehousing and distribution. Property located at/on 4289 NYS Route 50 on 5.59 acre(s), Tax Map No(s). 141.-2-14.12; zoned C-2.   | SEQRA<br>Unlisted |
| F. | <b>Verizon Wireless "Barnes Corners"<br/>Telecommunications Facility:<br/>Cellco Partnership d/b/a Verizonwireless</b> | Recommendation to ZBA for the Verizon Wireless "Barnes Corners" Telecommunications Facility by Cellco Partnership d/b/a Verizonwireless for use and area variances for a proposed telecommunications facility to include a 150' tall (154' w/ lightning rod) tower and related equipment within a fenced compound. Property located at/on 4330 NYS Route 50 on 18.06 acre(s), Tax Map No(s). 128.-1-83.21; zoned R-2. | SEQRA<br>Unlisted |
| G. | <b>Coldbrook RV Park Expansion:<br/>Coldbrook at Saratoga, LLC</b>   | Pre-Application for the Coldbrook RV Park Expansion by Coldbrook at Saratoga, LLC for expanding the current facility to include an additional 249 RV sites increasing the total number of sites to 526. Property located at/on 385 Gurn Springs Rd on 97.52 acre(s), Tax Map No(s). 115.-2-97; zoned C-3.   | SEQRA<br>Unlisted |
| H. | <b>The Brill Manor:<br/>683 Saratoga Road, LLC</b>   | Application for the The Brill Manor by 683 Saratoga Road, LLC for allowing the use of a single-family dwelling as a tourist home (AirBnB). Property located at/on 683 Saratoga Rd on 31 acre(s), Tax Map No(s). 140.-3-9; zoned RB-1.   | SEQRA<br>Unlisted |
| V. | <b><u>ADJOURNMENT</u></b>  | Next Meeting Wednesday, July 17, 2024   |                   |