



Village of Saranac Lake - Planning Department
 39 Main St.
 Saranac Lake, NY 12983
 Phone (518) 891-4150
www.saranaclakeny.gov

Instructions:

- A complete application must include a Site Plan with all information pertinent to the project (a site plan example is attached)
- Site Plan Review application fee - \$250.00
- SEQR - Short Environmental assessment form, part 1 (attached)
- WAF - Waterfront Assessment Form, section B (attached)
- Incomplete applications will not be placed on the Development Board agenda
- Dependent on the project scope, a public hearing may be required: <https://ecode360.com/31626259>
- Site Plan regulations can be found at: <https://ecode360.com/31626635>

SITE PLAN REVIEW APPLICATION			
Project Address:		Tax Map #:	Zoning District
Property Owner Name:		Applicant Name (if different):	
Address:		Address:	
City:	State:	City:	State:
Phone:	Zip:	Phone:	Zip:
Email:		Email:	

Please provide a written description of the project with relevant details, i.e., days/hours of operation, proposed exterior changes.

Narrative

Property Owner Signature(required): Tim Reilly Date: 5/1/2024

Applicant Signature(if different): _____ Date: _____

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

Part 1 - Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 - Project and Sponsor Information				
Name of Action or Project:				
Project Location (describe, and attach a location map):				
Brief Description of Proposed Action:				
Name of Applicant or Sponsor:		Telephone:		
		E-Mail:		
Address:				
City/PO:		State:	Zip Code:	
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			NO	YES
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval:			NO	YES
3.a. Total acreage of the site of the proposed action? _____ acres				
b. Total acreage to be physically disturbed? _____ acres				
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ acres				
4. Check all land uses that occur on, adjoining and near the proposed action.				
<input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input type="checkbox"/> Residential (suburban)				
<input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other (specify): _____				
<input type="checkbox"/> Parkland				

<p>18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size: _____ _____ _____</p>	<p>NO</p>	<p>YES</p>
<p>19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____ _____ _____</p>	<p>NO</p>	<p>YES</p>
<p>20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____ _____ _____</p>	<p>NO</p>	<p>YES</p>
<p>I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE</p> <p>Applicant/sponsor name: ___Tim Reilly_____ Date: ___5/1/24_____</p> <p>Signature: _____</p>		



Village of Saranac Lake

Community Development Department
 39 Main St.
 Saranac Lake, NY 12983
 Phone (518) 891-0490
 Fax (518) 891-5928
www.saranaclakeny.gov

VILLAGE OF SARANAC LAKE WATERFRONT ASSESSMENT FORM (WAF)

Section A. Instructions

Instructions: Applicants or, in the case of direct actions, Village agencies, shall complete this WAF for proposed actions which are subject to the LWRP consistency review law. This assessment is intended to supplement other information used by a Village agency in making a determination of consistency with the Village's Local Waterfront Revitalization Program.

Before answering the questions in Section C, the preparer of this form should review the policies and explanations of policy contained in the Local Waterfront Revitalization Program (LWRP), a copy of which is on file in the Village of Saranac Lake, 39 Main St., Second Floor, Saranac Lake, NY 12983 or online at www.saranaclakeny.gov. A proposed action should be evaluated as to its significant beneficial and adverse effects upon the waterfront area.

If any question in Section C on this form is answered "yes", then the proposed action may affect the achievement of the LWRP policy standards and conditions contained in the consistency review law. Thus, the actions should be analyzed in more detail and, if necessary, modified prior to making a determination that it is consistent to the maximum extent practicable with the LWRP policy standards and conditions. If an action cannot be certified as consistent with the LWRP policy standards and conditions, it shall not be undertaken.

SECTION B. Description of Site and Proposed Action

1. Name of applicant: J. Tim Reilly		3. Telephone Number: 518-369-2539	
2. Mailing address: 33 Depot Street		5. Tax Map # (s): 447.69-1-3.100	
4. Location of action: 33 Depot Street		7. Present land use(s): Commercial	
6. Size of site:		9. Percentage of site which contains slopes of 15% or greater: Ø	
8. Present zoning classification: B1			
10. Type of action (check appropriate response) <input type="checkbox"/> Directly undertaken (e.g. capital construction, planning activity, agency regulation, land transaction) <input type="checkbox"/> Financial assistance (e.g. grant, loan, subsidy) <input checked="" type="checkbox"/> Permit, approval, license, certification <input type="checkbox"/> Agency undertaking action:			
11. Streams, lakes, ponds, or wetlands existing within or continuous to the project area? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes If yes, Waterbody Name: N/A Waterbody Size (in acres): N/A			
12. Describe nature and extent of action: # 3 Suite Inn			
13. Describe any unique or unusual land forms on the project site (i.e. bluffs, ground depressions, other geological formations): Ø N/A			
14. Will the action be directly undertaken, require funding, or approval by a State or Federal Agency? <input checked="" type="checkbox"/> No <input type="checkbox"/> Yes If yes, which State or Federal Agency?			

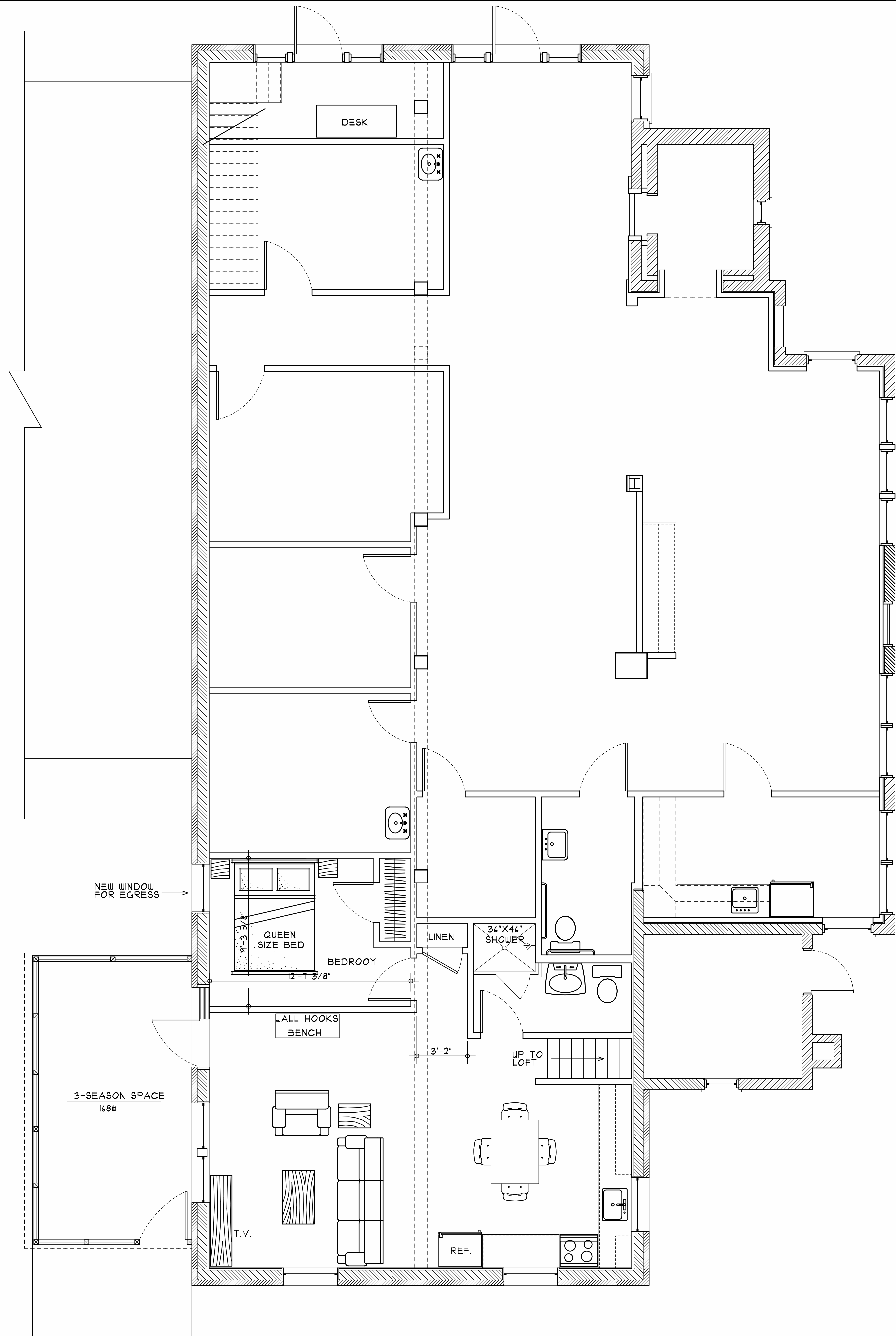
SECTION C. Waterfront Assessment (To be completed by reviewing agency)

	YES	NO
1. Will the proposed action have a significant effect upon:		
(a) Commercial or recreational use of fish and wildlife resources	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(b) Scenic quality of the waterfront environment?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(c) Development of future, or existing water dependent uses?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(d) Stability of the shoreline?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(e) Surface or groundwater quality?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(f) Existing or potential public recreation opportunities?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(g) Structures, sites or districts of historic, archeological or cultural significance to the Village, State or nation?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
2. Will the proposed action involve or result in any of the following:	YES	NO
(a) Physical alteration of land along the shoreline, land under water or coastal waters?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(b) Physical alteration of two (2) acres or more of land located elsewhere in the waterfront area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(c) Expansion of existing public services or infrastructure in undeveloped or low density areas of the waterfront area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(d) Energy facility not subject to Article VII or VIII of the Public Service Law?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(e) Mining, excavation, filling or dredging?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(f) Reduction of existing or potential public access to or along the shore?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(g) Sale or change in use of publicly-owned lands located on the shoreline or under water?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(h) Development within designated flood hazard area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(i) Development on a natural feature that provides protection against flooding or erosion?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(j) Diminished surface or groundwater quality?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(k) Removal of ground cover from the site?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
3. Project:	YES	NO
(a) If a project is to be located adjacent to shore:		
(1) Will water-related recreation be provided?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(2) Will public access to the shoreline be provided?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(3) Does the project require a waterfront site?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(4) Will it supplant a recreational or maritime use?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(5) Do essential public services and facilities presently exist at or near the site?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(6) Is it located in a flood prone area	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(7) Is it located in an area of high erosion	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(b) If the project site is publicly owned:		
(1) Will the project protect, maintain and/or increase the level and types of public access to water-related recreation resources and facilities?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(2) If located in the foreshore, will access to those and adjacent lands be provided?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(3) Will it involve the siting and construction of major energy facilities?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(4) Will it involve the discharge of effluents from major steam electric generating and industrial facilities into a waterway	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(c) Is the project site presently used by the community as an open space or recreation area?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(d) Does the present site offer or include scenic views or vistas known to be important to the community?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(e) Will the surface area of any waterways or wetland areas be increased or decreased by the proposal?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(f) Will the project involve any waste discharges?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(g) Does the project involve surface or subsurface liquid waste disposal?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(h) Does the project involve transport, storage, treatment or disposal of solid waste or hazardous material?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(i) Does the project involve shipment or storage of petroleum products?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(j) Does the project involve discharge of toxics, hazardous substances or other pollutants?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(k) Will the project affect any area designated as a freshwater wetland?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(l) Will the project alter drainage flow, patterns or surface water runoff on or from the site	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(m) Will best management practices be utilized to control storm water runoff into waterways?	<input type="checkbox"/>	<input checked="" type="checkbox"/>
(n) Will the project cause emissions which exceed Federal or State air quality standards or generate significant amounts of nitrates or sulfates?	<input type="checkbox"/>	<input checked="" type="checkbox"/>

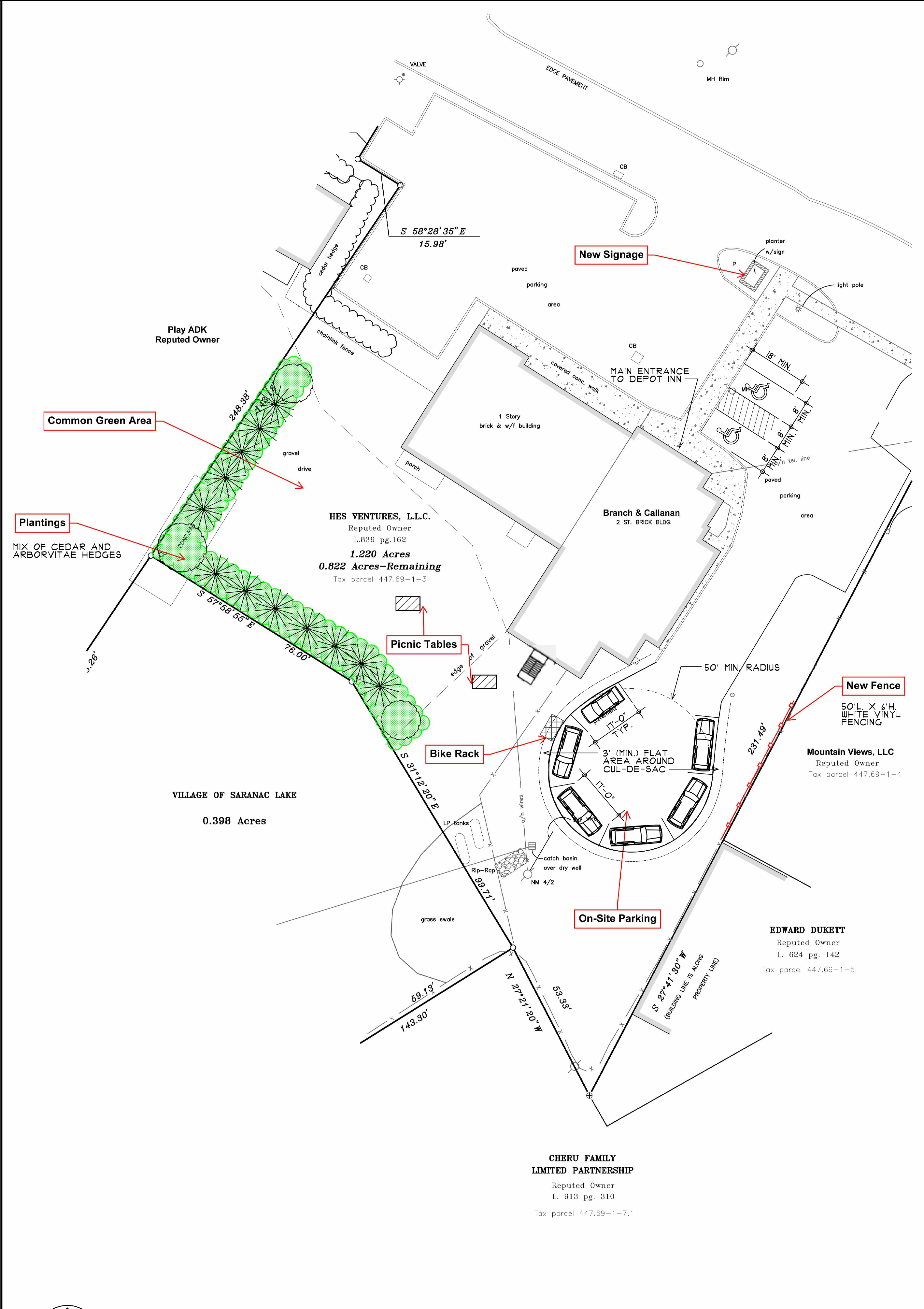
SECTION D. Remarks or Additional Information

For questions answered "Yes" in Section C, explain methods you will undertake to reduce adverse effects. Review the LWRP to see if the project is consistent with each policy. List policies the project is not consistent with and explain all mitigating actions. Add any additional sheets necessary to complete this form.

N/A



MAIN LEVEL FLOOR PLAN
1/4" = 1'-0"



SITE PLAN
1" = 20'-0"

THIS DRAWING IS DERIVED FROM A SURVEY PREPARED BY GEOMATICS LAND SURVEYING, PC, STACEY L. ALLOTT, L.S. DATED 04/14/22 AND 04/28/22 AND IS FOR DESIGN AND PLANNING PURPOSES ONLY.

REVISIONS
MAY 22, 2024

Prospective Exterior Site Changes - 33 Depot Street
SITUATE IN LOT 3-11, VILLAGE LOTS OF JULIA A. MILLER,
PLUNEY MILLER 300 ACRE LOT, VILLAGE OF SARANAC LAKE, TOWN OF HARRISTOWN,
COUNTY OF FRANKLIN AND STATE OF NEW YORK.

DATE SURVEY 04/14/22

TAX MAP NO. 447.69-1-3

Village of Saranac Lake – Community Development Department

HES Ventures, LLC – Depot INN

Site Plan Information

General Information

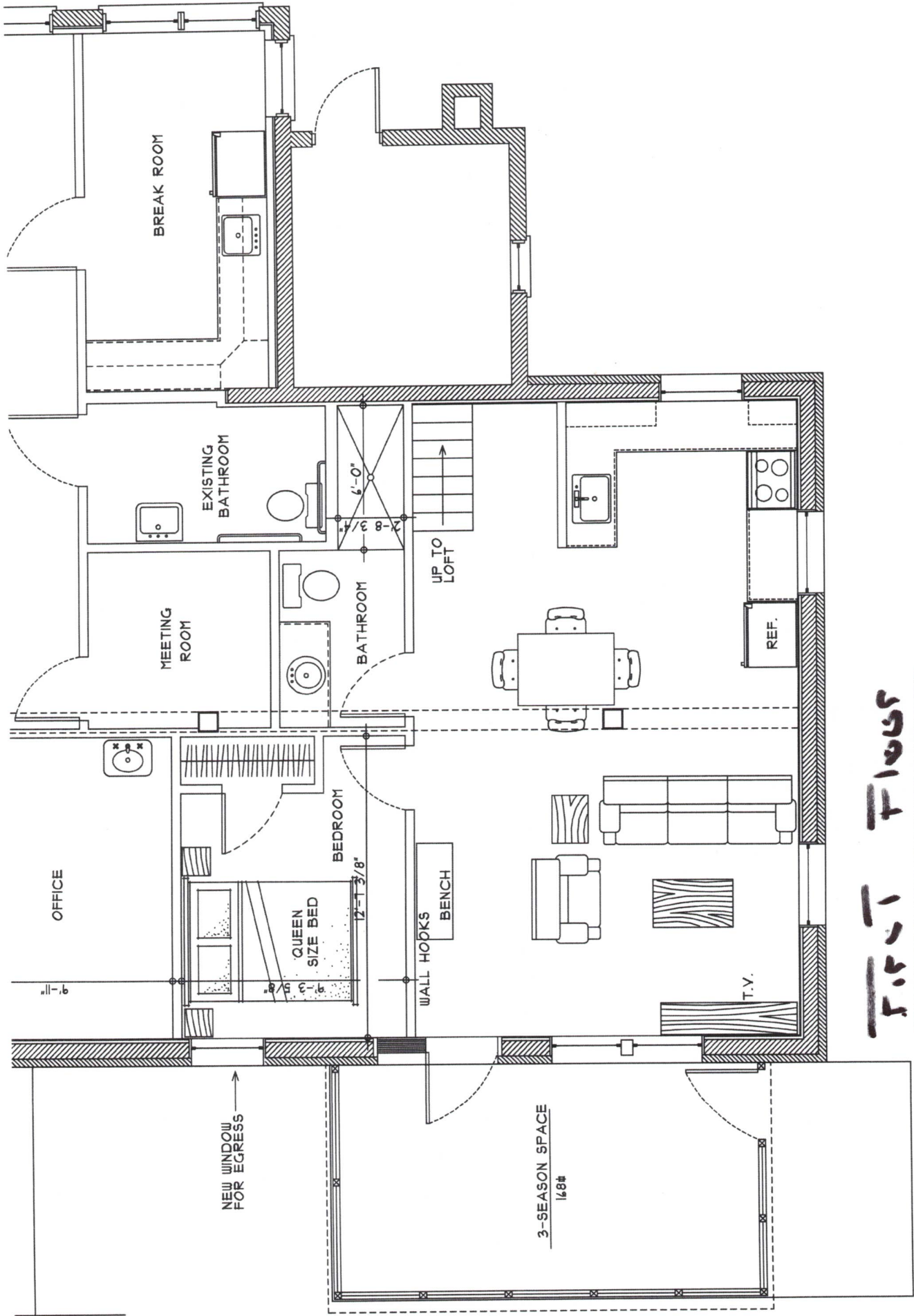
There are no:

- Proposed modifications to existing structures OR proposed new structures.
- Proposed changes impacting wetlands, floodplains or drainage patterns.
- Proposed stormwater control infrastructure.
- Proposed easements.
- Proposed exterior lighting or changes to utilities.\
- Proposed setback variance requests

Enhanced amenities:

The Depot Inn will have multiple amenities, including:

- Maid services
- On-site laundry
- On-site parking (existing)
- Exterior common recreation green space (see attached site plan)
- Enhanced plantings (see attached site plan)
- Secure bike storage racks (see attached site plan)
- Fencing for dilapidated neighbor abandon buildings (see attached site plan)
- Replacement signage (historical signage will be upgrade for Depot Inn (see attached site plan))
- Other amenities



FIRST FLOOR

MAIN LEVEL FLOOR PLAN - SCHEMATIC DESIGN "A" - PHASE 2

3/16" = 1'-0"





WARNING: THE LOCATION OF NEW POINT OF ENTRY SHALL BE IDENTIFIED BY THE CONTRACTOR AND THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL JURISDICTION. THE CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL JURISDICTION.

HES VENTURES, LLC
BUILDING RENOVATIONS

PROJECT TITLE: _____

LOCATION: _____

DATE: _____

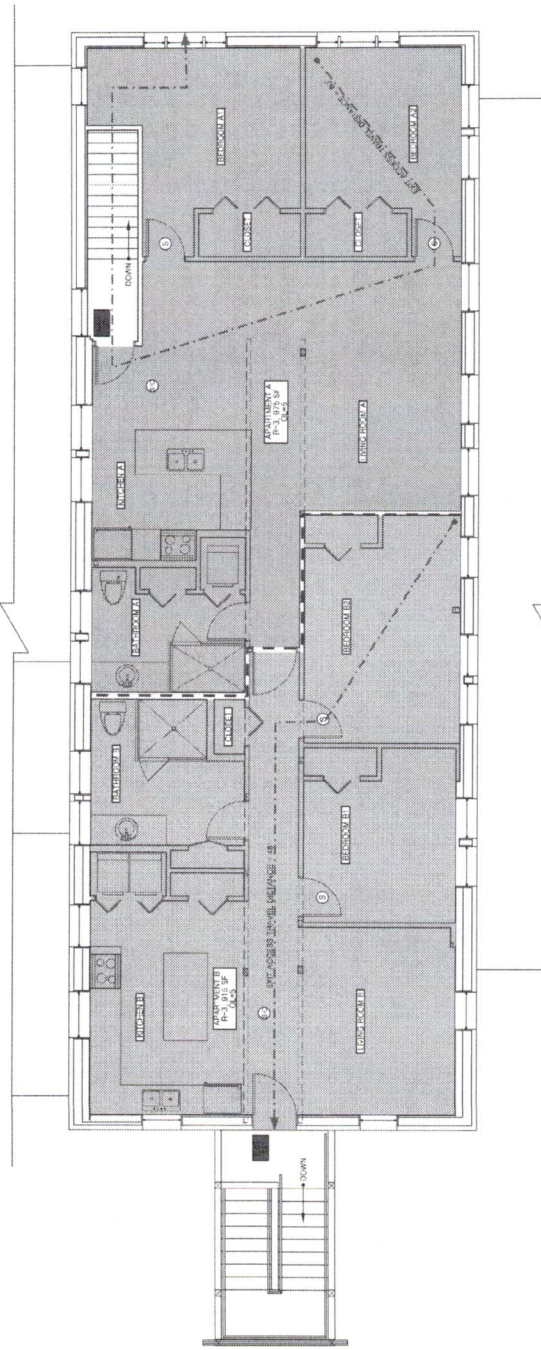
REVISIONS:

NO.	DESCRIPTION	DATE
1	ISSUED FOR PERMITS	10/15/2024
2	ISSUED FOR PERMITS	10/15/2024
3	ISSUED FOR PERMITS	10/15/2024
4	ISSUED FOR PERMITS	10/15/2024
5	ISSUED FOR PERMITS	10/15/2024

DESIGNED BY: JWS
CHECKED BY: JWS
PROJECT NO.: 24-005
DRAWING NO.: 24-005

- CODE/LIFE SAFETY LEGEND**
- EGRESS CLEAR EXIT WIDTH
 - EGRESS TRAVEL PATH
 - 2-1/2" PORTABLE FIRE EXTINGUISHER, MIN
 - ⊙ SMOKE DETECTOR
 - ⊕ SMOKE/CARBON MONOXIDE DETECTOR
 - 1/2-HOUR FIRE SEPARATION

- B SPRINKLER SYSTEM NOTES**
1. ALLOW 18" CLEARANCE FROM WALLS AND PARTITIONS TO SPRINKLER HEADS.
 2. SPRINKLER HEADS SHALL BE EXPOSED TO THE CEILING.
 3. SPRINKLER HEADS SHALL BE EXPOSED TO THE CEILING.



SECOND STORY
CODE/LIFE SAFETY PLAN
1/8" = 1'

Second Floor