



**RESOLUTION
AMENDMENTS TO THE TOWN OF CHESTER
LOCAL LAND USE PROGRAM**

September 13, 2019

WHEREAS, the Town of Chester (Town) administers a local land use program (local program) approved by the Adirondack Park Agency (Agency) pursuant to Section 807 of the Adirondack Park Agency Act (Act), the Agency having approved the local program on February 11, 2005, with an effective date of June 20, 2005; and

WHEREAS, the Town's proposed amendment will revise Sections: 1.03, 2.03, 4.02, 7.01, 7.03, 7.04, 7.06, 7.12, Article 12, and Article 13 and add Sections 7.23 and 7.24 to the Zoning Law as set forth in the attached document, "Town of Chester Zoning Amendments," dated August 13, 2019; and

WHEREAS, the Town submitted the proposed amendment to the Agency for review and approval on August 19, 2019, pursuant to Town resolution 140-2019 dated August 13, 2019; and

WHEREAS, the use table in Section 4.02 of the current local program, as approved by the Agency, categorizes Single Family Dwellings and Mobile/Manufactured Homes as allowed by right with a zoning certificate in Resource Management, despite being classified as Class B regional projects in 810(2)(d) of the Act, which requires Site Plan Review by the Town; and

WHEREAS, with the exception of the categorization of Single Family Dwellings and Mobile/Manufactured Homes, the proposed amendment satisfies the approval criteria set forth in Section 807(2) of the Adirondack Park Agency Act;

NOW, THEREFORE, BE IT RESOLVED that the amendments to the Town of Chester's Agency-approved Local Land Use Program are hereby approved by the Adirondack Park Agency, subject to the condition that the Town revise the use table in Section 4.02 to require site plan review for Single Family Dwellings and Mobile/Manufactured Homes in Resource Management.

Resolution adopted on this date, September 13, 2019.

AYES

NAYS:

ABSTENTIONS:

ABSENT:

DRAFT