



Adirondack Park Agency

DRAFT Minutes of the Regulatory Programs Committee Meeting March 19, 2020

The Committee Meeting convened at approximately 12:50 pm.

Regulatory Programs Committee Members Present

Chair Daniel Wilt, Arthur Lussi, John Ernst, and Lynne Mahoney (DOS)

Other Members and Designees Present

Bradley Austin (DED), Robert Stegemann (DEC), William Thomas, and Dr. Chad Dawson.

Local Government Review Board Present

Gerald Delaney, Executive Director

Agency Staff Present

Terry Martino, Executive Director; Christopher Cooper, Counsel; and Robert Lore, Deputy Director

Approval of Draft Committee Minutes for February 2020

A motion to approve the draft committee minutes was made by Mr. Ernst, and seconded by Mr. Lussi. All were in favor.

Regulatory Programs Report (Robert Lore)

Mr. Lore's report included an overview of three projects that fall under his delegated authority for approval. The first project, designated Project 2018-0207 (MGH Estates, LLC), calls for the subdivision of a 154.9-acre lot to create eight new lots with single-family dwellings in Northampton in Fulton County and Edinburg in Saratoga County. Mr. Lore went over the details of the proposal including a well-detailed description of the project site and the Agency's jurisdiction and review process for this project.

Mr. Lore then reported an overview of Project 2019-0125, which calls for a tourist accommodation proposed by Huttopia Adirondack Properties, LLC on a 275-acre parcel of land in Lake Luzerne, Warren County. As noted, this proposal calls for the establishment of a new seasonally-operated tourist accommodation offering 111 new

campsites on a property where a campground previously existed. Mr. Lore went over the details of the proposal including a well-detailed description of the project site and the Agency's jurisdiction and review process for this project.

Mr. Ernst requested clarification of the characterization of development planned on the Huttopia property, re-iterating that there was a previously-operated campground on the property. Mr. Lore stated that the facilities that pre-existed on the property will primarily be used by staff, and that new camping areas will be located outside of what was previously there. Mr. Korn further noted that the 74 original sites to be decommissioned were within 1,000 feet of 9N, and that the new proposal is for 111 sites approximately 3,000 feet upslope from 9N.

Mr. Ernst also asked about the comment letters received regarding the MGH Estates project. Mr. Lore stated that staff reviewed the comment letters and were satisfied with their findings. Ms. Lynch noted there is a condition in the permit relating to signage on the property, and that during site visits, staff concluded that each building envelope was appropriate.

Mr. Lore's final report was an overview of Project 2019-0213, which calls for modernization of the Olympic Center in the Village of Lake Placid as part of the preparations for the 2023 World University Games. Mr. Lore went over the details of the proposal including a well-detailed description of the project site and the Agency's jurisdiction and review process for this project, as well as other agencies' involvements in the review process.

Old Business

None

New Business

None

The Committee meeting adjourned at approximately 1:15 pm.