



LEGAL NOTICE
GATES PLANNING BOARD
October 24th, 2022

NOTICE IS HEREBY GIVEN THAT ON MONDAY, October 24th, 2022 AT 7:30 P.M. (Pre-agenda meeting 7:00) THERE WILL BE A PUBLIC HEARING OF THE PLANNING BOARD OF THE TOWN OF GATES TO BE HELD AT THE GATES COMMUNITY CENTER, 1605 BUFFALO ROAD. AT THIS TIME THE PLANNING BOARD SHALL HEAR THE FOLLOWING APPLICATIONS:

Tabled Items:

- a) The application of The Storage Mall requesting Preliminary & Final Site Plan Approval for 34 outdoor self-storage units at the property located at 1214 Brooks Ave in a GI district (General Industrial) Zoning District.

1214 Brooks Avenue

PRELIMINARY & FINAL SITE PLAN REVIEW

OWNER: The Storage Mall
LOCATION: 1214 Brooks Avenue
ENGINEER: APD Engineering

General Industrial (GI)

- b) The application of Roman Chcyk requesting Preliminary & Final Site Plan Approval for the construction of a 33,340 SF warehouse with up to 8 loading docks located southwest of 35 Deep Rock Road Circle in a G.I. (General Industrial) Zoning District. The application is also for a resubdivision of Lots 2 and 4.

Deep Rock Re-Subdivision

PRELIMINARY & FINAL SITE PLAN REVIEW

OWNER: Roman Chcyk
LOCATION: 35 Deep Rock Road
ENGINEER: Schultz Associates

General Industrial (GI)

New Items:

1. The application of 3500 Buffalo Road LLC requesting Concept Plan Approval for the construction of ten flex space storage unit buildings at the property located at 3500 Buffalo Road in a LI district (Limited Industrial) Zoning District.

Manitou Road Flex Space Complex

CONCEPT REVIEW

OWNER: 3500 Buffalo Road LLC
LOCATION: 3500 Buffalo Road
ENGINEER: MRB Engineering

Limited Industrial (LI)



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2. The application of Daniel Thomas requesting Final Site Plan Approval for the construction of a four new buildings for the proposed flex-space/storage facility located at 2548 Manitou Road. Two of the buildings will have a larger footprint then previously proposed.

2548 Manitou Road Flex-Space Storage

FINAL SITE PLAN REVIEW

OWNER: Daniel Thomas of Taouk Development
LOCATION: 2548 Manitou Road
ENGINEER: Land Tech

Limited Industrial (LI)

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3. The application of Leslie Klein requesting Final Site Plan Approval for the clearing of eight acres of land located at 23 Moonlanding Road. Once the land is cleared, the area will be graded and seeded.

Land Clearing

FINAL SITE PLAN REVIEW

OWNER: Leslie Klein
LOCATION: 23 Moonlanding Road
ENGINEER: Polymer

Limited Industrial (LI)

ALL INTERESTED PARTIES ARE INVITED TO ATTEND. PLANS ARE ON FILE FOR THE ABOVE APPLICATIONS IN THE OFFICE OF THE DIRECTOR OF PUBLIC WORKS AND MAY BE REVIEWED BY THE PUBLIC DURING REGULAR BUSINESS HOURS.