

**TOWN OF PLATTSBURGH  
PLANNING BOARD MEETING  
AGENDA  
DECEMBER 16, 2025**

- ITEM #1      DURAND ROAD SOLAR SITE PLAN & SPECIAL USE PERMIT 2025-** Request to construct a 24.5-acre 4 MW-AC Tier 3 solar farm with related site improvements. **SUBJECT TO TOWN OF PLATTSBURGH SOLAR LOCAL LAW.** Located on Durand Rd. with public water and public sewer; Zoned R2; Tax Map Parcel # 193.-2-1.1; Owners Joseph, Carolyn, & Todd Giroux; Applicant Yellow 7, LLC; Engineer Fisher Associates **SEQRA DETERMINATION & DETAILED PRELIMINARY PLAN REVIEW**
- ITEM #2      UMS PROPERTIES DISTRIBUTION CENTER SITE PLAN 2024-** Request to construct a 774,750. sq. ft. warehouse and distribution facility with an office area and related site improvements. **AREA VARIANCES REQUIRED** Located on Salmon River Rd and Route 22 with public water and private sewer; Zoned I\*; Tax Map Parcels 245.-4-16.2, 22.11, 40.1, & 41; Owners Iona Brand Revocable Living Trust, Thomas LeClair Living Trust and Robert & Rita Brunell; Applicant UMS Properties LLC; Engineer RMS **PLANNING BOARD ADOPTION OF A SEQR FINDINGS STATEMENT**
- ITEM #3      PLANNING BOARD 2026 CALENDAR**