

FROM: Scott Kingsley, Chairman
SUBJECT: Meeting to be held on July 23, 2026
DATE: July 8, 2026
MEMO: Wilton Zoning Board of Appeals

The regular meeting of the Wilton Zoning Board of Appeals will be held on Thursday, July 23, 2026, at the Wilton Town Hall, 22 Traver Road, Wilton, New York, and will begin at 7:00 p.m. Location of Zoning Board Meeting is subject to change; please check www.townofwilton.ny.gov for updates.

AGENDA

Pledge of Allegiance

Call to Order

Roll call

Minutes

Correspondence

EXTENSIONS: *SPECIAL USE PERMIT EXTENSIONS ARE NOT SUBJECT TO A PUBLIC HEARING*

SUP NO. 2014-21 Joseph and Colleen Paterson, 210 Gurn Springs Road, Gansevoort, NY 12831. Request for the extension of a Special Use Permit pursuant to §129 Attachment 8, Schedule B of the Zoning Ordinance for a private stable, and §129-176 V (1-7), Agricultural with animals and private stable; property located at 210 Gurn Springs Road, Gansevoort, NY 12831, Tax Map No. 102.-1-35.111 zoned R-2, in the Town of Wilton. SUP No. 2014-21, originally granted on August 28, 2014 for a period of two years with a maximum of 1-3 horses, and continually extended since, is due for review and extension on or before August 28, 2026.

OLD BUSINESS:

Appeal No. 2026-19 KNC Holdings, Inc., 21 Walker Way, Albany, NY 12205. Request for Area Variances, pursuant to Schedule N, CR-1 District, of the Zoning Ordinance, property located at 542 Route 9, Saratoga Springs, New York 12866, Tax Map No. 153.9-1-5.1, zoned CR-1 in the Town of Wilton.

***Public Hearing is still open from the May 28, 2026, ZBA meeting**

NEW BUSINESS:

Appeal No. 2026-18 Adirondack Sign Co., 72 Ballston Avenue, Saratoga Springs, NY 12866. Request for Sign Variances pursuant to §129-181 C. (1) of the Zoning Ordinance; property located at 9 Lowes Drive, Saratoga Springs, NY 12866, Tax Map No. 153.-3-124.1, zoned C-1 in the Town of Wilton.

Appeal No. 2026-20 Alyssa Wolfe, 34 Cannon Royal Drive, Saratoga Springs, NY 12866. Request for an Area Variance, pursuant to §129-157 A., of the Zoning Ordinance, property located at 34 Cannon Royal Drive, Saratoga Springs, NY 12866, Tax Map No. 141.14-1-19, zoned R-2 in the Town of Wilton.

Appeal No. 2026-21 Matthew Signs, 1233 Route 9, Hudson, NY 12534. Request for Sign Variances, pursuant to §129-181 C. (1), of the Zoning Ordinance, property located at 11 Lowes Drive, Saratoga Springs, NY 12866, Tax Map No. 153.-3-124.1, zoned C-1, in the Town of Wilton.

Appeal No. 2026-22 Sean Fitzpatrick, 302 Lake Avenue, Lake Luzerne, NY 12846. Request for an Area Variance, pursuant to 129-157 A., of the Zoning Ordinance, property located at 145 Jones Road, Saratoga Springs, NY 12866, Tax Map No. 145.-1-38.1, zoned R-1 in the Town of Wilton.

Appeal No. 2026-23 AJ Signs, 842 Saratoga Road, Burnt, NY 12027. Request for a Sign Variance, pursuant to §129-181 D. (2). (b)., of the Zoning Ordinance, property located at 612 Maple Avenue (Route 9), Saratoga Springs, NY 12866, Tax Map No. 140.17-1-9, zoned CR-1, in the Town of Wilton.

Appeal No. 2026-24 Shannon Manager, 156 Edie Road, Saratoga Springs, NY 12866. Request for an Area Variance, pursuant to 129-157 B., of the Zoning Ordinance, property located at 156 Edie Road, Saratoga Springs, NY 12866, Tax Map No. 141.-2-19, zoned R-2 in the Town of Wilton.

Appeal No. 2026-25 Gary and Ellen Grandy, 4 Jessica Trace, Wilton, NY 12831. Request for an Area Variance, pursuant to §129-157 of the Zoning Ordinance, property located at 4 Jessica Trace, Wilton, NY 12831, Tax Map No. 127.16-1-27, zoned R-1, in the Town of Wilton.

Lisa Closson
Zoning Clerk