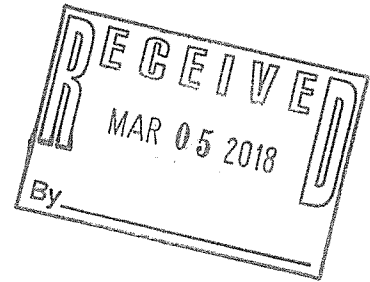




Kate Maynard, Principal Planner

City of Saratoga Springs, New York. 12866



Dear Kate Maynard,

The Saratoga Lake Protection and Improvement District discussed the draft site plans for the redevelopment of the Lake Local parcel on route 9p in the City of Saratoga Springs. At this stage of planning, there needs to be a greater level of detail of the actual development plan to demonstrate compliance with the Saratoga Springs site plan regulations. SLPID offers the following observations:

- A complete analysis of the demand for parking for all the proposed uses is needed including parking to support boat slip rentals and other dock uses.

-A complete analysis of stormwater management needs to be completed. Including consideration of the seasonal high water table, development on steep slopes, methods to recharge storm water and avoiding sheet flow from the parking lot to the lake.

-The use of porous pavement for the parking lot needs to be fully evaluated as there is concern being so close to the lake, runoff and road salt.

-Developing tent platforms on steep slopes will create the potential for sill erosion of the hillside. The platforms will need to be stabilized using gravel recharge areas under and around each platform, thereby increasing potential for disturbance on the hillside.

-The arrangement of the docks needs to be redesigned to reduce the number of boat slips. The docks on the north side of the property should be eliminated, as there is interference with navigation under and around the already congested (first two spans)

9p bridge. Also, should take into account for the rough water due to the lack of protection from winds crossing the length of the lake from the south.

-This site development needs to follow the guidelines in Clean Marina

<http://www.seagrant.sunysb.edu/marinabmp/>. This is the New York State document. Updated versions are available from other states.

-Traffic on route 9p is a concern since the Saratoga rowing club is across the street. This area experiences frequent traffic congestion due to the rowing club activities and vehicles towing boats to and from the New York State boat launch.

-The letter from NYSDEC only approved the placement of concrete anchors to hold the existing floating docks and should not be interpreted as an approval for a specific number of docks.

Very truly yours,

Cristina Connolly , SLPID Chair

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