

**Meeting Agenda**  
**Albany County Planning Board | August 29,2021**

<b>Municipality</b>	<b>Case #</b>	<b>ProjectName</b>	<b>Applicant</b>	<b>ProjectLocation</b>	<b>Consideration</b>
City of Albany	01-210803768	7 Wilbur Street	Gerard Marzocchi	7 Wilbur Street	Special use permit for conversion of a two-family townhouse to three-family townhouse.
Town of Berne	03-210803782	Teat's Minor Subdivision	Melanie & Jeff Teats	1579 Thatcher Park Road	Subdivision review to subdivide the parcel into two lots to separate land and house from vacant part of acreage.
Town of Bethlehem	04-210803762	Bare Blends	AJ Signs	380- 392 Feura Bush Road, Glenmont in Glenmont Plaza	Area variance to allow corner tenant's additional signage of 32 SF to the south facade where only 22 SF is allowed, to increase visibility of the plaza to shoppers and motorists on Rt 9W.
Town of Bethlehem	04-210803763	Calvins Holdings, LLC Minor Subdivision - Commercial	Jason R. Peterson ( owner of Bethlehem Land Surveying & property owner of Calvin's Holdings, LLC)	343/345 Delaware Ave (west of the intersection of Becker Terrace and within 200' from the AC rail trail)	Minor subdivision review to subdivide the parcel into two(2) lots with two existing commercial brick buildings with ingress/egress, public utilities and parking lots. The existing buildings are proposed for sale with each building on proposed lot #1 and lot #2.
Town of Coeymans	05-210803764	Stranton Legacy Farms, LLC - Two-Lot Subdivision	Stranton Legacy Farms, LLC	508 Biers Road	Subdivision review to subdivide 135.4 acre parcel into two (2) lots. Lot #1 to be 49.1 acres and Lot #2 to be 86.3 acres.

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Town of Colonie	07-210803780	Rejuva Center - Additions	New England Laser Systems LLC	1072 Troy Schenectady Road	Site plan review for construction of one-story entrance/check-in area facing Residence Inn Drive and a two-story bump out addition of existing office space facing the parking lot. The new additions will increase the buildings gross square feet of 1,004 SF. No changes to ingress/egress.
Town of Colonie	07-210803786	Town of Colonie Opt-Out of On-Site Cannabis Consumption	Town of Colonie	Town-wide	Adoption of proposed local law of the Town of Colonie to opt out of on-site cannabis consumption premises pursuant to the Marijuana Regulation and Taxation Act and subject to a permissive referendum pursuant to Sections 90 and 91 of the New York State Town Law.
Town of Guilderland	10-210803778	Jimmy's Egg	Ray Sign	1800 Western Ave	Area variance for additional building signage over 50 SF allowable for the location.
Village of Colonie	08-210803777	Hoffman's Re-Zone	HDC2 Realty 1755 Central, LLC	1755 Central Ave	Amendment of zoning ordinance to rezone a portion of Single Family Residential A to Commercial A zoning district to be filed under Local Law #1 of 2021 to change Village Code Sections 242-8,242-18.
Town of Colonie	07-210803766	New Russia Cultural Center	Michael Roth, SRG Architects	1366 Central Avenue	Area variance to construct a 2,560 SF Community Center with parking and utilities to celebrate Russian Heritage for approximately 50 members.

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City of Albany	01-210803769	19 & 23 Hackett Boulevard	Albany Leadership Charter High School for Girls	19 & 23 Hackett Boulevard	Area variance and special use permit/conditional use permit to permit the construction of a +/-2,166 square foot temporary trailer classroom with a front setback of 182 feet, to allow a trailer to be stored in a side yard, to allow a modification to the parking configuration that increases an existing parking nonconformity, and for the occupation of the trailer for a classroom.
Town of Bethlehem	04-210803781	Stewarts Shop's Redevelopment	Stewart's Shops Corp.	33/21 Frontage Road	Area variance for accessory (diesel canopy) located in the front yard setback associated with the construction of a convenience store with fuel islands.
Town of Coeymans	05-210803775	Entrott Area Variance	James Entrott	1638-1642 US 9W	Area variance to meet the lot width requirements. The proposed lots will be 90' in width where 100' is required in the C-1P zoning district.
Town of Colonie	07-210803765	Colonie Senior Service PDD Amendment	Colonie Senior Service Centers, Inc.	11 Elks Lane	Site plan review for demolition of former Elks Lodge and Sheds and construction of 127,500 SF three-story building containing 99 senior apartments (with 162 beds), a senior center, wellness center, and other common areas including 105 parking spaces. An easement shared with the Elks Club will provide access from the termination of Elks Lane and an emergency road will access directly from Watervliet-Shaker Road.

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Town of Colonie	07-210803767	Night Rider Janitorial Services	John Denny	1153 Loudon Road	Site plan review for site improvements for new tenant occupancy which includes creating five (5) new parking spaces. Slight improvement/modification is proposed to the existing curb cut and driveway.
Town of Colonie	07-210803770	600 Troy Schenectady Mini Mart	Steve Wilson-Bohler Engineering	600 Troy Schenectady Road	Area variance for demolition of existing retail store and construction of a mini-mart associate with fuel canopy with pumps, fuel tanks and waste refuse to meet the Town Land Use requirements.
Town of Colonie	07-210803771	Latham Ford	Latham Ford-F, LLC	702 Troy schenectady Road	Site plan review for the proposed construction of a new 42,528 SF automobile sales and service facility featuring Ford vehicles, known as Latham Ford development shall include a two story building, access driveways, parking, landscaping, lighting, and stormwater management.
Town of Colonie	07-210803783	The Works Bakery Café	Richard French II (The Works Bakery Café)	592 Loudon Road (Newton Plaza0	Site plan review for tenant fit out and new curbside pick up lane, walk-in cooler (208)SF and directional signage. No changed to ingress/egress is proposed.
Town of Guilderland	10 -210803772	Airgas	Northeastern Ip Holdings Inc	Northeastern Industrial Park (2 Van Buren Blvd)	Area variance and special use permit for the proposed storage and distribution facility, which will include storage/distribution tanks for argon and nitrogen and other accessory uses.

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Town of Guilderland	10-210803779	Mueller 2-lot Minor Subdivision	Paul Mueller	4117 Western Turnpike	Area variance to subdivide the 64+/- acres property into two lots with a relief from side setback to facilitate this subdivision.
Town of Guilderland	10-210803784	Upstate Nutrition	Alissa Negus	1237 Western Ave	Special use permit for conversion of a tanning salon to a juice bar.
Town of Guilderland	10-210803785	YS Catalytic	Sergey Sandul (YS Property Holdings II, LLC)	70 Railroad Ave	Special use permit for the construction of a 14,400 SF warehouse for handling of catalytic converters.
Town of Westerlo	18-210803773	Beers	Joshua Beers	608 Cty Rte 404	Site plan review and special use permit to install ground base solar array.
Town of Westerlo	18-210803774	Clickman Subdivision	Lisa Pruum	Cty Rte 408	Subdivision review tp divide 50 acres into four(4) large lots to be sold as vacant land.
Town of Westerlo	18-210803787	Town of Westerlo 2021 Comprehensive Plan	Town of Westerlo	Town of Westerlo	Adoption/Amendment of Comprehensive Plan to guide current and future growth and development in the Town of Westerlo