

Meeting Agenda
Albany County Planning Board | March 17th, 2022

Order of Business:

1. Call to order
2. Attendance
3. Minutes
4. GML Referrals:

Municipality	Case #	Project Name	Applicant	Project Location	Consideration
City of Albany	01-220303932	1379 Washington Avenue Conversion (The Pine Bush)	1379 Washington Ave Assoc. LLC, Attention: Jeff Buell	1379 Washington Ave	Site plan review for conversion of a +/- 54,995 square foot hotel to a 100-unit multi-family dwelling.
Town of Bethlehem	04-220303922	Albany Baptist Church	Albany Baptist Church (Robert Gaza)	361 krumkill Road	Area variance for internal illumination of existing free standing sign.
Town of Bethlehem	04-220303925	Port of Albany Marmen-Welcon Wind Tower Manufacturing Facility	Albany Port District Commission c/o Richard Hendrick - CEO	309) River Road, Glenmont - aka - Beacon Island	Area variance 604,000 +/- square foot offshore wind tower manufacturing facility spread out over 5 separate buildings. The project also includes a 500 linear foot wharf along the Hudson River to ship completed tower sections. Tower production will occur within 4 buildings (buildings A-D) located on the Port Expansion property located in the Town of Bethlehem. The 5th building (building E) is located at 700 Smith Boulevard within the existing Port District in the City of Albany.

Meeting Agenda
Albany County Planning Board | March 17th, 2022

Town of Colonie	07-220303926	Plug Power - Concrete Pad	SunDyne Compressor	968 Albany Shaker Road	Site plan review for construction of a 24" thick concrete foundation. No change to existing Ingres/egress. No change to the building size or use.
Town of Colonie	07-220303935	Lands of Rockwell	Daniel Rockwell	8 & 10 Pierson Ave	Subdivision review/lot line adjustment to allow for new residential development at 8 Pierson Ave. Existing home and garage at 10 Pierson Ave.
Town of Guilderland	10-220303937	Tractor Supply	Elizabeth Morrisette	2327 Western Ave	Special use permit for new customer online pick-up drive thru in current display area.
City of Albany	01-220303929	Site Improvements - 20 Center Street	Bonacquisti Holdings, LLC; Attention: Arico Associates	15 Champlain Street, Albany NY 12202 (20 Center St)	Site plan review for construction of a +/- 9,000 square foot structure for storage and wholesale distribution or a similarly permitted use.
City of Albany	01-220303930	242 Spruce Street LLC	242 Spruce Street LLC	242 Spruce Street	Site plan review for rehabilitation and addition to an existing structure to accommodate 37 dwelling units and +/- 8,097 square feet of general retail or a similarly permitted use.

Meeting Agenda
Albany County Planning Board | March 17th, 2022

City of Albany	01-220303931	Historic Redevelopment of The Warehouse at 19 Erie BOULEVARD	21 Erie Assoc., LLC	19-21 Erie Blvd., Albany, NY	Amendment to site plan approval received on December 7, 2021 for historic redevelopment project. 243,00 sq.ft. warehouse to be redeveloped into more than 27 market-rate apartment & more than 40,000 sq.ft. of commercial space. The renovated building will include amenities such as a gym, game-room, and business center. The applicant is requesting the site plan approval be revised to include 12 more apartments, and slightly less commercial space. No changes to the approved site plan are proposed.
City of Albany	01-220303933	Lofts at Pine Hills	Loft at Pine Hills LLC; Attention: Dan Hershberg	237 Western Ave. (177,179, 181, 183, 185, and 187 Quail St. , and 233, and 237 Western Ave. to be consolidated).	Site plan review and special use permit construction two mixed-use buildings dwellings having : a +/- 62,925 square foot building with 52 dwelling units and +/- 3,820 square feet of retail space, and a +/- 42,000 square foot building with 31 dwelling units +/- 2,370 square feet of retail space. Nine existing structures at the site will be demolished.
City of Albany	01-220303934	Modification to the Use-Specific Standards for Sidewalk and Outdoor Cafes	City of Albany Common Council	City of Albany	Amendment of zoning ordinance to include an ordinance amending Chapter 375 (Unified Sustainable Development Ordinance) of the Code of City of Albany in relation to the regulation of sidewalk and outdoor cafes.

Meeting Agenda
Albany County Planning Board | March 17th, 2022

City of Watervliet	17-220303923	LukOil Gas Station	Jason Singer (Nolan Engineering)	1802 Second Ave	Site plan review to remove existing building gas pumps (4), pump islands and canopy. A new 1500 SF building with two (2) pump islands, smaller canopy, defined parking spaces and landscape are proposed.
Town of Bethlehem	04-220303927	Vista Development Group LLC/Ophthalmology Office	Vista Development Group LLC	15 Vista Blvd, Slingerlands	Site plan amendment for the construction of 9000SF one-story medical office building on existing pad site with parking and infrastructure which is to be owned by two physicians.
Town of Colonie	07-220303921	Lands of Kim	Sang Kim	609 Boght Road	Subdivision of the parcel into two (2) lots with developments of a two-family residence on each lot.
Town of Colonie	07-220303928	Popeye's Redevelopment	Liberty Restaurants Development	753 Loudon Road (Boston Market)	Site plan review to demolish existing 4436 SF restaurant and construct a new one-story 2532 SF Popeye's with double drive-thru. No changes proposed to existing curb cut.
Town of Colonie	07-220303936	4 Story Office Building @ 1201 Troy Schenectady Road	Chris Bette	1201 Troy Schenectady Road	Area variance for demolition of existing one-story former medical office building to construct a new four-story Regional Headquarters building.
Town of Guilderland	10-220303939	4 Lot Minor Subdivision - Traditional Builders	JKM Builders LLC	Old State Road and Abbey Road (off of Empire Avenue)	Subdivision of 75+/- acres of land into four (4) parcels. Lot 1 to be 15.06 acres, Lot 2 to be 20.42 acres, Lot 3 to be 24.34 acres and Lot 4 to be 14.91 acres.
Town of Knox	11-220303924	Knox II Solar	RIC Development	1953 Thompsons Lake Road, E. Berne	Site plan review for installation of 5000 KW AC ground-mounted solar photovoltaic farm.

Meeting Agenda
Albany County Planning Board | March 17th, 2022

Village of Altamont	02-220303938	Village of Altamont Local Law	Village of Altamont Board of Trustees	Village of Altamont	A local law to abolish the existing Planning Board and Zoning Board of Appeals to create a new Zoning Board of Appeals for the Village of Altamont.
---------------------	--------------	-------------------------------	---------------------------------------	---------------------	---

5. Unfinished Business

6. New Business

7. Miscellaneous

8. Adjournment