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INTERIM ACTING CHAIRMAN

Albany County Planning Board | May 19, 2022 Meeting Agenda

Order of Business:

1. Call to Order
2. Attendance
3. Minutes
4. GML Referrals

Municipality	Case #	ProjectName	Applicant	ProjectLocation	Consideration
Town of Bethlehem	04-220403984	CS Property Improvement - 2 Lot Subdivision	CS Property Improvement, LLC	28 Snowden Ave, Delmar	Two lot subdivision on an existing lot that contains two single family structures. The developed parcel is pre-existing non-conforming use. Area variances will be required for setbacks.
Town of Colonie	07-220403979	Lands of Khan	Jaafir Khan	2067 Central Avenue	Subdivision review/lot line adjustment to satisfy settlement agreement.

Town of Colonie	07-220403982	Proposed Accessory Structure	David Krimmer	2116 Central Ave	Use variance for the proposed accessory structure (rock wall) in a Commercial Office Residential (COR) zoning district where the use is not permitted.
Town of Colonie	07-220403993	Private Club in Single-Family Residence zoning district	Lisa Proskin, Proskin Law Firm	36 Osborne Road	Use variance to operate private club in a Single Family Residential (SFR) zoning districts.
Town of New Scotland	13-220403987	Proposed Hamlet Zoning Changes	Town of New Scotland	Hamlet Development Districts	Adoption of proposed local law X of 2022, a local law amending the Town of New Scotland zoning map and zoning law.
City of Albany	01-220403981	Roy's Caribbean Restaurant	Roy E Vincent & Jossete Vincent	185 Henry Johnson Blvd	Site plan review to remodel the existing restaurant, add a new addition to enlarge restaurant, and add banquet room and bar. The proposal also includes four (4) apartments on the second floor and will include driveways from Henry Johnson Boulevard and Third Street. The dwelling units are to be a mixture of one and two- bedroom units. The proposal also requires an area variance to meet the parking requirements as per the City of Albany USDO.
City of Cohoes	06-220403977	Faisal's Auto Repair Garage	Faisal Shehzad	640 Saratoga Street	Site plan review and special use permit to construct 30'x50' one-story auto repair garage with office/customer space, three (3) service bays and on-site parking for 12 vehicles. Area variance is also requested for the proposed action to meet lot size and lot width requirements.

Town of Bethlehem	04-220403989	Selkirk Reserve	Selkirk Reserve LLC	939 Route 9W, Selkirk	Site plan review and subdivision review to subdivide parcel into two (2) lots. Lot #1 is to be developed in the future and Lot #2 is consist of nine (9) multi-family buildings with 72 affordable apartments and a clubhouse. A private road is to run through the site and end in a truck hammerhead turnaround. 126 parking spaces and private water and sewer are proposed.
Town of Bethlehem	04-220403990	Stewart's Shop Redevelopment	Stewart's Shop Corp.	33 Frontage Road, 21 Frontage Road	Site plan review for redevelopment of existing Stewart's shop convenience store (2,352 SF) with self-service gasoline and the former Johnny B's Glenmont Diner.
Town of Bethlehem	04-220403995	Diversified Auto	Diversified Automotive, Inc.	109 Bridge Street, Selkirk	Site plan review to add 13,400 SF building addition to existing 8,000 SF warehouse building. Site modification include 20 parking spaces for employees, nine (9) spaces for trucks, gravel ingress/egress to site and 6' chain link stockade to screen the facility.
Town of Colonie	07-220403980	Partial Demo/Site Work	Northway Six LLC	6 Northway Lane	Site plan review for partial demolition to existing building as well as pavement which will result in increasing the site's green space. New stormwater management mechanism are proposed to address current ponding issue on site.
Town of Colonie	07-220403983	Proposed Construction Company	Victor A. Capoonera, Caponera Law (Agent for True Property, LLC)	22 Crescent Road	Use variance for the proposed large construction company located in the Neighborhood Commercial Office Residential (NCOR) zoning districts where the use is not permitted.

Town of Colonie	07-220403985	Building/Site Work	Nina Maria Crisafulli	1205 Central Ave	Site plan review for change of use from storage to general contractor's roofing company. Fencing, gates, driveway and proposed garage to be constructed.
Town of Colonie	07-220403988	Raymour & Flannigan - Partial Demolition & Site Change	Albany Central Ave LLC	1960 Central Avenue	Site plan review for the proposed loading dock modifications, partial demolition and façade upgrades.
Town of Guilderland	10-220403978	Gardner Road Minor Subdivision	6256 Gardner Road LLC	Gardner Road Rte 146	Three-lot subdivision to divide 81.5 acres of land into three lots consisting of 8.95 acres (Lot & Lot 2) and 63.55 acres (Lot 3). No public water or sewer is available for the proposed lots.
Town of Guilderland	10-220403992	3852 Western Tpke	Sabrina Krouse	3852 Western Tpke	Special use permit to allow storage of tree service equipment.
Town of Guilderland	10-220403994	1 Alton Road - Special Use Permit	One Alton Road Associates	1 Alton Road	Special use permit for occupancy by tenant that services Italian ice.
Village of Altamont	02-220403996	SUP for In-Law Apartments	Eric Krans & Jen O'Connor	167 Maple Avenue	Special use permit to add accessory dwelling for in-law apartment on site of existing disrepair garage.
Village of Green Island	09-220403991	Verizon Wireless - Green Island - Unmanned Wireless Communication Facility	JBH Properties, LLC on behalf of Cellco partnership, d/b/a Verizon Wireless	4 Center Court	Site plan review and special use permit to install unmanned wireless communications facility on the existing property located at the intersection of Center Court and James Street. Access to the property will be provided from Center Court utilizing an existing private access driveway. An area variance is required to meet the front yard setback requirements.

Village of Voorheesville	16-220403986	Blackbird Tavern & Bike Café	Business for Good	40,42, 43 Main Street	Site plan review for demolition of existing structures for future development. The Owner plans to merge 40 & 42 to build an eating and drinking establishment (Blackbird Tavern) and to build a café (Blackbird Bike Café).
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