



Planning Board Public Hearing and Meeting

Date: Monday, August 30, 2021

Locations: 200 Henry Johnson Boulevard, Second Floor Community Room and Zoom Teleconference and Videoconference (Instructions Listed Below)

Time: 6:00 PM

Members Present: DeSalvo, Ellis, Hull

Vote to Move Items to Consent Agenda: 3-0-0

Consent Agenda

PROJECT #00381

Application
Property Address
Applicant
Representing Agent
Zoning District
Request
Proposal

DPR #0122

191 North Pearl Street
191 North Pearl Street, LLC
Ron Stein
R-M (Multi-Family); MU-CU (Mixed-Use, Community Urban)
Major Development Plan Review - §375-505(14)
Construction of a +/-25,968 square foot, four-story multi-family building with 18 dwelling units and an internal parking garage with 13 automobile parking spaces.

DPR #0122 – Approved with Condition

Vote: 3-0-0

CONDITION: The Applicant must receive approval for the Maintenance and Protection of Traffic Plan from the Division of Traffic Engineering.

PROJECT #00418

Application
Property Address
Applicant
Zoning District
Request
Proposal

DPR #0124

66 State Street
Jeff Buell, Redburn Development
MU-DT (Mixed-Use, Downtown)
Major Development Plan Review - §375-505(14)
Conversion of +/-21,357 square feet of office space into 27 dwelling units.

DPR #0124 – Approved

Vote: 3-0-0

Public Hearing Agenda

PROJECT #00354

Application	CUP #0031
Property Address	163 Clinton Avenue
Applicant	Home Leasing
Representing Agent	Daniel Hershberg, Hershberg & Hershberg
Zoning District	R-T (Townhouse)
Request	Conditional Use Permit - §375-5(E)(16)
Proposal	Conversion of a +/-15,650 square foot religious institution into a multi-family dwelling with 13 dwelling units.

CUP #0031 - Approved

Vote: 3-0-0

PROJECT #00426

Application	CUP #0045
Property Address	19 & 23 Hackett Boulevard
Applicant	Albany Leadership Charter High School for Girls
Representing Agent	Daniel Hershberg, Hershberg & Hershberg
Zoning District	MU-CU (Mixed-Use, Community Urban)
Request	Conditional Use Permit - §375-5(E)(16)
Proposal	Occupation of a +/-2,166 square foot temporary trailer classroom for a School use.

SEQRA –Negative
Declaration

Vote: 3-0-0

CUP #0045 – Approved with
Conditions

Vote: 3-0-0

CONDITION #1: This approval will expire after one year and any extension will require review and approval by the Planning Board.

CONDITION #2: The Applicant must receive approval from the City of Albany Department of Water and Water Supply for the connection of the sewer lateral to the existing line at Albany Leadership Academy High School for Girls.

Public Meeting Agenda

PROJECT #00282

Applications	DPR #0064
Property Address	25 Delaware Avenue
Applicant	25 Delaware, LLC
Representing Agent	Hershberg & Hershberg
Zoning District	MU-CU (Mixed-Use, Community Urban)
Request	Major Development Plan Review - §375-505(14)
Proposal	Construction of a +/- 14,540 square foot multifamily dwelling consisting of 52 dwelling units and thirty parking spaces, and the renovation of an existing +/- 5,532 square foot structure.

SEQRA – Negative
Declaration
DPR #0064 – Approved with
Conditions

Vote: 3-0-0

Vote: 3-0-0

CONDITION #1: Prior to the approval of any building permits, the Applicant must receive approval from the Albany County Department of Health and New York State Department of Environmental Conservation for a sewer extension.

CONDITION #2: Prior to the approval of any building permits, the Applicant must receive approval from the Division of Traffic Engineering.

PROJECT #00372

Applications
Property Address
Applicant
Representing Agent
Zoning District
Request
Proposal

CUP #0035; DPR #0102; DR#0092

1415 Washington Avenue
Evan Podob, 1415 Washington Property, LLC
Daniel Hershberg, Hershberg & Hershberg
MU-CU (Mixed-Use, Community Urban)
SEQRA Determination
Demolition of a +/-66,237 square foot hotel and the construction of a +/-414,580 square foot student dormitory with 240 dwelling units and a parking garage with +/-207 automobile parking spaces.

SEQRA Determination -

Vote: 3-0-0

PROJECT #00407

Application
Property Address
Applicant
Representing Agent
Zoning District
Request
Proposal

DPR #0118

17, 19, 21, and 25 Erie Boulevard
21 Erie Assoc., LLC
Jeff Buell, Redburn Development
MU-FW (Mixed-Use, Form-Based Warehouse)
Concept Review of a Major Development Plan - §375-5(E)(14)
Conversion of an existing +/-243,000 square foot warehouse to 300 apartments and expansion of an existing surface parking lot of +/-185 spaces.

DPR #0118

No Action Taken