

# CITY OF ALBANY



## NEW YORK

DEPARTMENT OF PLANNING AND DEVELOPMENT

Planning Board

**MAYOR:** KATHY M. SHEEHAN

**COMMISSIONER:** CHRISTOPHER P. SPENCER

**CONTACT:** Brad Glass  
planning@albanyny.gov

### Planning Board Actions Taken

**Date:** Tuesday, January 22, 2019

**Location:** 200 Henry Johnson Blvd | 2nd Floor Community Room

**Time:** 5:47 PM

**Members Present:** DeSalvo, Hull, Kuchera, Ellis, Gailliard \*

*\* Board Member Gailliard left following the discussion of Project #00229 – 43 Columbia Street*

### PROJECT # 00242

<b>Application(s)</b>	<b>CUP #0014; WDA #0002</b>
<b>Property Address</b>	251-255 North Pearl Street
<b>Applicant</b>	Capital Repertory Theatre
<b>Representing Agent</b>	CSARCH
<b>Zoning District</b>	MU-CU (Mixed-Use Community Urban)
<b>Request</b>	Conditional Use Permit- §375-5(E)(16) Wall Display - §375-4(I)(7)
<b>Proposal</b>	Occupy the +/- 28,200 square foot structure as a Stadium/Arena with seating for a total of +/- 410 spectators. Also proposed is the installation of four (4) LED sign displays that exceed the standards of §375-4(I) (Signs).
<b>Vote</b>	<b>No Action</b>

### PROJECT # 00254

<b>Application(s)</b>	<b>CUP #0015</b>
<b>Property Address</b>	300 Smith Boulevard
<b>Applicant</b>	Ben Weitsman of Albany, LLC
<b>Representing Agent</b>	Delta Engineers, Architects & Land Surveyors, DPC
<b>Zoning District</b>	I-2 (General Industrial)
<b>Request</b>	Conditional Use Permit- §375-5(E)(16)
<b>Proposal</b>	Amendment of an existing Conditional Use (Vehicle, Towing, Wrecking or Junkyard) to allow for the installation of a shredder to replace two existing crushers at the site and the addition of a rail spur connection.
<b>Vote</b>	<b>No Action</b>

**PROJECT # 00259**

Application(s) **CUP #0016**  
Property Address 6 Cuyler Street  
Applicant Kim Champion  
Zoning District R-T (Townhouse)  
Request Conditional Use Permit- §375-5(E)(16)  
Proposal Conversion of a +/- 1,896 square foot one-family dwelling to a two-family dwelling.  
  
Vote **No Action**

**PROJECT # 00178**

Application(s) **DPR #0030; DR #0042**  
Property Address 1211 Western Avenue  
Applicant GSX Ventures  
Representing Agent Donald Zee, P.C.  
Zoning District MU-CU (Mixed-Use Community Urban)  
Request Major Development Plan Review - §375-5(E)(14)  
Demolition Review - §375-5(E)(17)  
Proposal Construction of a six (6)-story 151,575 square foot multi-family dwelling with 136 dwelling units. An existing +/- 12,036 square foot commercial structure at the site will be demolished.  
  
Vote **Tabled Until February 26<sup>th</sup> 4-1-0**

**PROJECT # 00229**

Application(s) **DPR #0040**  
Property Address 43 Columbia Street  
Applicant Redburn Development Partners, LLC  
Zoning District MU-DT (Mixed-Use Downtown)  
Request Major Development Plan Review - §375-5(E)(14)  
Proposal Conversion of a +/- 17,050 square feet of an existing parking garage and construction of a +/- 7,335 square foot addition for 27 dwelling units.  
  
Vote **Approved 5-0-0**

**PROJECT # 00247**

Application(s) **DPR #0042**  
Property Address 39 Columbia Street  
Applicant Redburn Development Partners, LLC  
Zoning District MU-DT (Mixed-Use Downtown)  
Request Major Development Plan Review - §375-5(E)(14)  
Proposal Conversion of +/- 60,000 square feet of office space to +/- 46 dwelling units.  
  
Vote **No Action**

**PROJECT #00257**

Application(s) **DPR #0045; DR #0050-0057**  
Property Address 237 Western Avenue  
Applicant Patrick Rafferty  
Representing Agent David Osher  
Zoning District MU-FM (Mixed-Use Form-Based Midtown)  
Request Concept Review of a Major Development Plan - §375-5(E)(14)(b)(ii)  
Proposal Construction of a five (5)-story, +/- 117,160 square foot structure with 101 dwelling units and 5,639 square feet of commercial space. Multiple existing structures at the site totaling +/- 22,100 square feet will be demolished.  
  
Vote **No Action**

**PROJECT #00253**

Application(s) **DPR #0044**  
Property Address 543 North Pearl Street  
Applicant St. Catherine's Center for Children  
Zoning District MU-NE (Mixed-Use Neighborhood Edge)  
Request Concept Review of a Major Development Plan - §375-5(E)(14)(b)(ii)  
Proposal Construction of a three (3)-story, +/- 21,925 square foot multi-family dwelling with 20 dwelling units. An existing +/- 21,825 square foot structure at the site will be demolished.  
  
Vote **No Action**

**PROJECT #00256**

Application(s) **DPR #0046; DR #0059-0061**  
Property Address 86 Dana Avenue  
Applicant Ron Stein, TRPS2, LLC  
Representing Agent Madison Park Management

Zoning District	R-M (Multi-Family)
Request	Concept Review of a Major Development Plan - §375-5(E)(14)(b)(ii)
Proposal	Construction of a four (4)-story, +/- 45,200 square foot multi-family dwelling with 36 dwelling units. Three existing structures at the site totaling +/- 8,640 square feet will be demolished.
Vote	<b>No Action</b>

**PROJECT #00258**

Application(s)	<b>WDA #0003</b>
Property Address	93 North Pearl Street
Applicant	Redburn Development Partners, LLC
Zoning District	MU-DT (Mixed-Use Downtown)
Request	Wall Display - §375-4(I)(7)
Proposal	Installation of a 3,900 square foot fabric screen sign.
Vote	<b>Approved 4-0-0</b>

**OTHER BUSINESS AGENDA**

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**Proposed Amendment to the Planning Board Rules of Procedure Related to Consent Agendas**

**Amendment to the Rules of Procedure – Approved, Vote: 4-0-0**