

# CITY OF ALBANY



NEW YORK

DEPARTMENT OF PLANNING AND DEVELOPMENT

Planning Board

**MAYOR:** KATHY M. SHEEHAN  
**COMMISSIONER:** CHRISTOPHER P. SPENCER

**CONTACT:** Zach Powell  
planningboard@albanyny.gov

## Planning Board Workshop

**Date:** Tuesday, March 10, 2020

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

**Time:** 6:00 PM

## WORKSHOP AGENDA

1. Discussion regarding cases for the upcoming March 24<sup>th</sup> public hearing and meeting (subject to revision).
2. Open Discussion and Pending Business.
3. Adjourn.

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**Enclosure:** Draft Agenda for upcoming March 24<sup>th</sup> Public Meeting.

## Planning Board Public Meeting

Date: **Tuesday, March 24, 2020**

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

Time: 6:00 PM

## Public Hearing Agenda

### ZTA #0013

<b>Applications</b>	<b>ZTA #0013</b>
<b>Applicant</b>	Councilmember Thomas Hoey, 11 <sup>th</sup> Ward
<b>Relevant Sections</b>	§375-5(E)(14)(iii) ; §375-5(E)(1)(C); §375-5(E)(17)
<b>Request</b>	Zoning Text Amendment - §375-5(E)(24)
<b>Proposal</b>	Amendment to the Unified Sustainable Development Ordinance (USDO) to repeal §375-5(E)(14)(iii) and amend §375-5(E)(1)(c) and §375-5(E)(17) to remove the ability of the Planning Board to grant waivers, require the Chief Building Official to enforce all relevant City, County, State, and Federal requirements, and remove the ability of the Chief Planning Official or Chief Building Official from waiving or altering conditions placed by all relevant City, County, State, and Federal entities.

### PROJECT #00338

<b>Applications</b>	<b>CUP #0026</b>
<b>Property Address</b>	619-621 North Pearl Street
<b>Applicant</b>	Ajay Vohra
<b>Zoning District</b>	MU-NE (Mixed-Use, Neighborhood Edge)
<b>Request</b>	Conditional Use Permit Amendment - §375-5(E)(16)
<b>Proposal</b>	Occupation of +/-1,700 square feet as a restaurant/catering business.

### PROJECT #00341

<b>Applications</b>	<b>CUP #0027</b>
<b>Property Address</b>	319 Ontario Street
<b>Applicant</b>	Jennifer Garo
<b>Zoning District</b>	MU-NE (Mixed-Use, Neighborhood Edge)
<b>Request</b>	Conditional Use Permit Amendment - §375-5(E)(16)
<b>Proposal</b>	Occupation of +/-792 square feet as a restaurant.

### PROJECT #00049

<b>Applications</b>	<b>CUP #0029; DPR #0092</b>
<b>Property Address</b>	900 Central Avenue
<b>Applicant</b>	Somerset Associates, LP; 900 Central Avenue, LLC; Central Colvin Realty, LLC; Dedham Post Funding LLC
<b>Zoning District</b>	MU-CH (Mixed-Use, Community Highway)
<b>Request</b>	Conditional Use Permit Amendment - §375-5(E)(16) Major Development Plan Review - §375-5(E)(14)
<b>Proposal</b>	Change of use of +/-11,000 square feet of retail space to light manufacturing (blood plasma center).

## Public Meeting Agenda

### PROJECT #00065

<b>Applications</b>	<b>DPR #0070</b>
<b>Property Address</b>	745 Broadway
<b>Applicant</b>	BROADWAY 915 LLC
<b>Representing Agent</b>	Hershberg & Hershberg
<b>Zoning District</b>	MU-CU (Mixed-Use, Community Urban)
<b>Request</b>	Major Development Plan Review - §375-5(E)(14)
<b>Proposal</b>	Removal of +/- 67 existing automobile parking spaces and the construction of a +/-100,983 square foot, six (6)-story structure with 82 dwelling units and two (2) commercial units totaling +/-7,000 square feet.

### PROJECT #00065

<b>Applications</b>	<b>DPR #0082</b>
<b>Property Address</b>	25 Holland Avenue
<b>Applicant</b>	CDP Holland LLC
<b>Representing Agent</b>	Hershberg & Hershberg
<b>Zoning District</b>	MU-CU (Mixed-Use, Community Urban)
<b>Request</b>	Major Development Plan Review - §375-5(E)(14)
<b>Proposal</b>	Construction of a four (4)-story, +/-67,132 square foot multifamily structure with 60 dwelling units.

### PROJECT #00339

<b>Applications</b>	<b>DR #0095</b>
<b>Property Address</b>	30 Park Avenue
<b>Applicant</b>	Albany Housing Authority
<b>Representing Agent</b>	Steve Longo, Albany Housing Authority
<b>Zoning District</b>	MU-FS (Mixed-Use, Form-Based South End)
<b>Request</b>	Demolition Review - §375-5(E)(17)
<b>Proposal</b>	Demolition of a +/- 3,862 square foot garage.

### PROJECT #00342

<b>Applications</b>	<b>CUP #0028; DPR #0091; DR#0096-0098</b>
<b>Property Address</b>	2, 2A, and 2 Rear Colvin Avenue; 1057 & 1061 Washington Avenue
<b>Applicant</b>	Stewart's Shops
<b>Zoning District</b>	MU-NC (Mixed-Use, Neighborhood Center)
<b>Request</b>	Concept Review of a Major Development Plan - §375-5(E)(14)(b)(ii)
<b>Proposal</b>	Demolition of four (4) structures totaling +/-10,133 square feet and the construction of a +/-3,996 square foot convenience store and vehicle fueling station.