

Peter Kehoe
Chair
George Reischuck
Vice Chair

THE CITY OF
TROY
Planning Board
NOTICE of PUBLIC HEARING

Russ Reeves, P.E.
Executive Secretary
Phone (518) 270-4604
Fax (518) 270-4642

Notice is hereby given that the Planning Board of the City of Troy, New York will conduct a public hearing on **Thursday, April 12, 2007 at 6:00 P.M.** in the Second Floor Council Chambers of City Hall in order to hear and decide on proposals for development as follows:

PB2006-010 Preliminary Review of a proposal to construct 7 two-family apartment buildings and a 3-story building containing 60 units for senior living. Project location is Harris Road. Applicant is Omni Housing Development, 40 Beaver Street, Albany NY 12207.

PB2007-008 SEQRA & Site Plan Review of a proposal to open a party equipment rental business in a vacant building. Project location is 257 Congress Street, at 11th, a B-2 Zone, ID 101.62-7-8. Applicant is Dennis Honsinger, 40 Broadview Ave. Troy, NY 12180. **REVISIT SIGN**

PB2006-021 SEQRA & Site Plan Review of a proposal to realign interior campus road ways, add a parking lot, and construct an addition to an existing building at the Emma Willard School. Project location is bounded by Pawling Avenue, Elmgrove, and Pinewoods. Applicant is Emma Willard School, 285 Pawling Ave. Troy, NY 12180. **REVISIT – LOCATION OF GENERATOR AREA**

NEW BUSINESS

PB2007-019 SEQRA, Demolition, & Site Plan Review of a proposal to demolish the Spring Garden restaurant building and reconstruct it in the same footprint. Project location is 472 Second Avenue, at 112th Street, a B-2 Zone, ID 80.63-7-15. Applicant is Qiao Fang Wang, 472 Second Ave. Troy, NY 12182.

PB2007-021 SEQRA & Site Plan Review of a proposal to construct a pavilion for use at an existing ice cream stand. Project location is 302 Ninth Street, at Rensselaer, an R-3 Zone, ID 101.23-2-9. Applicant is Chepito Hilton, 60 Ninth St. Troy, NY 12180.

PB2007-023 SEQRA, Demolition & Site Plan Review of a proposal to demolish the former McDonald's restaurant and construct a new building for the federal credit union SEFCU. Project location is 65 Vandenburg Avenue, south of Morrison Avenue, a B-2 Zone, ID 123.21-1-22. Applicant is SEFCU, 700 Patroon Creek Blvd. Albany, NY 12206.

PB2007-026 SEQRA & Site Plan Review of a proposal to locate an internet auto sales lot in a vacant industrial space. Project location is 30-34 River Street (mailing address 36 River St.), at Washington, an Industrial Zone, ID 100.76-9-26. Applicant is Robert Burgess, PO Box 118, East Dorset, VT 05253.

PB2007-027 SEQRA & Site Plan Review of a proposal to convert a former dance studio into a retail store selling cell phones and jewelry. Project location is 20 Northern Drive, a B-3 Zone, ID 80.25-5-3. Applicant is Jerome Newkirk, 37 Second St. Waterford, NY 12188.

PB2007-028 SEQRA & Site Plan Review of a proposal to construct a garage building for auto repair. Project location is 519 Second Avenue, at 114th, a B-2 Zone, ID 80.64-5-7. Applicant is Michael Zehner, 309 New York Ave. Cohoes, NY 12047.

PB2007-029 SEQRA & Site Plan Review of a proposal to occupy a portion of a single-family residence as an office for a marine transportation business. Project location is 391 Second Avenue, between 109th and 110th Streets, a B-2 Zone, ID 80.71-5-5. Applicant is William Curry and Michele Hayes, 391 Second Ave. Troy, NY 12182.

PB2007-030 SEQRA & Site Plan Review of a proposal to convert a vacant building, formerly a medical office, into a general business office. Project location is 205 Oakwood Avenue, at Humiston, an R-2 Zone, ID 90.-3-9.1. Applicant is Ajit L A Khanuja, 205 Oakwood Ave. Troy, NY 12182.

PB2007-031 SEQRA & Site Plan Review of a proposal to relocate Hoosick Pizza to the former Fox stationary store. Project location is 561-565 Congress Street (mailing address 565), at Brunswick Avenue, a B-2 Zone, ID 101.80-2-45. Applicant is Ayoub Shawkat, 14 A Derry Ln. Latham, NY 12110.

PB2007-032 SEQRA, Site Plan, & Historic District Review of a proposal to construct an addition and convert an existing carriage house into a dwelling unit in the rear of an 8 unit residential building. Project location is 161-163 Second Street, at Liberty, an R-4 Zone, ID 100.76-6-2. Applicant is Vasilios Neroulis 5420 Netherland Ave. Riverdale, NY 10471.

PB2007-033 SEQRA & Site Plan Review of a proposal to convert a portion of the Fortress Building into a single family dwelling and continue storage use in balance of building. Project location is 1 Jackson Street, at First Street, a WCD, ID 111.36-10-1. Applicant is Maurice Marqules 80 East 11th St. New York, NY 10003.

PB2007-034 Conceptual Review of a proposal to construct three (3) buildings with twelve (12) apartments in each on a vacant parcel of land. Project location is Vacant Campbell Avenue, on Project Road, a Conservation Zone, ID 112.-4-15. Applicant is Michael Casale PO Box 532 Wynantskill, NY 12198.

PB2007-035 Recommendation to the Zoning Board of Appeals regarding an interpretation of whether an 8-bedroom apartment can be categorized as a single-family residence. Project location is 155 Tenth Street, at Peoples Avenue, an R-3 Zone, ID 101.47-1-4. Applicant is Troy Property Group, LLC. 77 11th St. Troy, NY 12180.

Should unforeseen events occur, any of the proposals noted herein may not be reviewed at said hearing. Any proposals previously tabled by the Board may be reviewed at this hearing without benefit of public notice. Any other proposals reviewed by the Board at this hearing will receive publication in this newspaper at least five days prior to the hearing date.

Auxiliary aids and services are available for individuals or groups with disabilities. Please provide one-week advance notice for such service. For information contact the Troy Planning Department at 270-4623. Any person having interest in the above matters will be heard at said time and place.

Planning Board of the City of Troy, New York

Peter Kehoe, Chair

Russ Reeves, Executive Secretary