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**Planning Commission**  
**NOTICE of PUBLIC HEARING**

**William Dunne**  
**Commissioner**

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Notice is hereby given that the Planning Commission of the City of Troy, New York will conduct a public hearing on **Wednesday , February 24, 2016 at 6:00 P.M.** in the City Council Chambers, 5<sup>th</sup> Floor, City Hall, 433 River Street, in order to hear and decide on proposals for development as follows:

#### **Consent Agenda**

**PC2016-006** SEQRA and Site Plan Review of a proposal to occupy a vacant storefront with a cell phone store. The property is located at 3367 6<sup>th</sup> Ave, an R-4 Zone, ID 90.54-2.2. Applicant is Zaheer Meer, 12 Staples Ave, Kingston NY 12401. **Approved**

**PC2016-007** SEQRA and Site Plan Review of a proposal to occupy a former take out restaurant with an art gallery. The property is located at 561 Congress Street, a B-2 Zone, ID 101.80-2-44. Applicant is Major Howell, 1217 10<sup>th</sup> Ave, Watervliet, NY 12189. **Approved**

**PC2015-101** SEQRA and Site Plan Review – Proposal to occupy a vacant school building with 28 apartments. Property location is 2920 5<sup>th</sup> Ave, an R-4 Zone, ID 90.70-7-15. Applicant is Redburn Development, 172 River Street, Troy, NY 12180. **Approved**

**PC2016-011** SEQRA and Site Plan Review of a proposal to occupy a vacant storefront with a tattoo parlor. The property is located at 611 Second Ave, a B-2 Zone, ID 80.47-5-5. Applicant is Brian Van Vorst, 611 2<sup>nd</sup> Ave, Troy, NY 12182. **Approved**

#### **Full Review Agenda**

**PC2016-009** SEQRA, Site Plan Review and HDLR of a proposal to rehabilitate a multiuse building. Property is located at 171 River Street, a B-4 Zone, ID 100.60-3-8. Applicant is Bayside Builders, 79 Worth St. New York, NY 10013. **Conceptual, no action taken**

**PC2016-010** SEQRA and Site Plan Review of a proposal to renovate and reoccupy a vacant restaurant with a restaurant. Property is located at 769 Pawling Ave, a B-2 Zone, ID 112.84-1-6. Applicant is John Testo, 869 4<sup>th</sup> Ave, Troy, NY 12182. **Approved with stipulations**

**PC2016-012** SEQRA and Site Plan Review of a proposal to construct an exterior cooler unit on an existing building. Property is located at 8 Vandenburg Ave, a B-5 Zone, ID 112-69-3-1. Applicant is Stewarts Shops, PO Box 435, Saratoga NY 12866. **Approved with stipulations**

**PC2016-013** SEQRA and Site Plan Review of a proposal to enlarge a nonconforming use (parking lot). Property is located at 2239 15<sup>th</sup> Street, a B-1 Zone, ID 101.39-11-8. Applicant is George Fudge, 4280 NYS 43 Rensselaer NY 12144. **Approved**

**PC2015-082** SEQRA and Site Plan Review of a proposal to construct 30 condominiums. The property is located at 4 -10 King Street, aB-4 Zone, ID 101.37-3-4. Applicant is King Street Troy Properties, 225 Old Loudon Road, Latham, NY 12110. **Tabled at the request of the applicant**

**PC2015-105** SEQRA and Site Plan Review of a proposal to occupy a former bar / restaurant with a private membership club. Property location is 664 Second Ave, a B-2 Zone, ID 80.48-1-6. Applicant is Chad LeCombe, 901 5th Ave, Troy, NY 12182. **Approved with stipulations**

**PC2016-001** SEQRA and Site Plan Review of a proposal to construct 20 attached single family homes. Property location is 171 Oakwood Ave, an R-1 Zone, ID 90.56-2-3. Applicant is 1844 Land Development LLC, 1844 Darrow Road, Duanesburg, NY 12056. **SEQRA and Preliminary Approval granted**

**PC2016-004** SEQRA, Site Plan Review and HDLR of a proposal to renovate an existing building and construct a new addition. Property location is 501 Broadway, a B-4 Zone, ID 101.54-3-1. Applicant is Rosenblum Development Corp, 300 Great Oaks Blvd, Suite 310, Albany, NY 12203. **SEQRA resolution adopting a negative declaration, Approved, Final Approval granted.**

**PC2016-005** SEQRA and Site Plan Review of a proposal to construct 8 unit veterans housing complex. Property location is 555-559 Second Ave, an R-4 Zone, ID 80.55-5-7. Applicant is Troy Housing Authority, 1 Eddy's Lane, Troy, NY 12182. **SEQRA and Preliminary Approval granted**

*Should any unforeseen events occur, any of the proposals noted herein may not be reviewed at said hearing. Any proposals previously tabled by the Commission may be reviewed at this hearing without benefit of public notice. Any other proposals reviewed by the Commission 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 Bureau of Engineering at 279-7179. Any person having interest in the above matters will be heard at said time and place.*

City of Troy Planning Commission