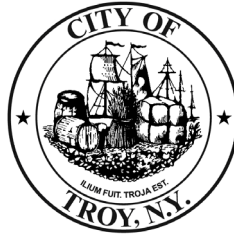


Wm. Patrick Madden
Mayor

Monica Kurzejeski
Deputy Mayor



Steven Strichman
Commissioner of Planning

Phone: (518) 279-7166
steven.strichman@troyny.gov

Planning Commission

433 River St., Ste. 5001
Troy, New York 12180

NOTICE OF PUBLIC HEARING

Notice is hereby given that the Planning Commission of the City of Troy, New York will conduct a public hearing at **6:00 P.M. on October 29, 2020** to act upon the following requests, referred by the Bureau of Code Enforcement of the City of Troy, for review and approval.

Due to COVID-19 the public hearing will be conducted online using Zoom video conferencing software. The link and access code will be listed on the Planning Commission webpage:

<http://www.troyny.gov/government/boards-commissions/planning-commission/agenda-minutes/>

Members of the public can submit comments prior to the meeting via email or during the public comment period.

Consent Agenda

PLPC 2020 0049 – 90 7th Ave. (90.47-6-12)

Lot Line Adjustment (Type II SEQR)

Edward Addison is proposing a lot line adjustment between 86 7th Ave. and 90 7th Ave. The applicant is represented by Rodney Michael of RDM Surveying Consultants

PLPC 2020 0051 – 171 4th St. (101.61-11-12)

Change of Use (Type II SEQR)

Jinah Kim is seeking to convert an existing four (4) unit building into a five (5) units with commercial space. The applicant is represented by Liza Rodriguez, R.A. of Troy Architectural Program, P.C.

PLPC 2020 0053 – 2265 5th Ave. (101.38-2-3)

Demolition (Type II SEQR)

First Columbia, LLC is proposing to demolish an existing structure (residence). The applicant is represented by Nathaniel Bette.

PLPC 2020 0054 – 494 River St. (101.30-7-22)

Demolition (Type II SEQR)

First Columbia, LLC is proposing to demolish an existing structure (auditorium). The applicant is represented by Nathaniel Bette.

Old Business

PLPC 2020 0040 - 39 Brunswick Rd. (101.80-2-21)

Subdivision, Site Plan Review, and SEQR Determination (Unlisted)

FDC Development, LLC is seeking approvals to subdivide an existing lot to create two new buildings lots. Two (2) two-unit buildings are proposed. The applicant is represented by Brian Sipperly of Verity Engineering, D.P.C.

PLPC 2020 0011 – Kings Landing II (101.38-9-10)

Site Plan Review and SEQR Determination (Unlisted)

BDC Holdings, LLC is proposing to demolish three (3) existing structures and construct a new five-story building with 62 residential units and two levels of parking (68 spaces). The applicant is represented by Nicholas Costa, P.E. of Advance Engineering.

New Business (to be heard no earlier than 7:30pm)

PLPC 2020 0047 – 300 4th St. (101.77-9-18)

Change of Use, Site Plan Review, and SEQR Determination (Unlisted)

Sawdust Development, LLC is seeking approvals to convert an existing structure into four (4) new apartments. The applicant is represented by Liza Rodriguez, R.A. of Troy Architectural Program, P.C.

PLPC 2020 0052 – 49 2nd St. (101.53-12-6)

Change of Use, Site Plan Review, and SEQR Determination (Unlisted)

Paine Castle, Inc. is seeking approvals to convert an existing fraternity into a mixed-use building. Uses will include residential, lodging, theater, restaurant, and office. The proposed tenant is Castle Arts, LLC. The applicant is represented by Liza Rodriguez, R.A. of Troy Architectural Program, P.C.

PLPC 2020 0048 – 509 Pawling Ave. (112.66-7-20)

Site Plan Review and SEQR Determination (Unlisted)

Armando Ortiz is seeking approvals for the addition of a driveway and parking at the above-referenced address. Access is proposed from the rear of the lot off of Excelsior Ave.

Informational Presentations (No actions to be taken)

Taylor Apartments Phase I

Additional information regarding the above listed actions is available by contacting the Department of Planning and Economic Development, email: james.rath@troyny.gov