



Planning Board

Regular Meeting

~ Minutes ~

347 Old Niskayuna Road
Latham, NY 12110
<https://www.colonie.org/>

Sean M. Maguire
(518) 783-2741

Tuesday, April 13, 2021

6:00 PM

Town Hall

1. Call to Order

The meeting was called to order. The roll was called.

Also present: Zachary Harrison (PEDD Planner); Charles Voss, Barton & Loguidice (Town-Designated Engineer); Joseph Grasso, CHA Companies (Town-Designated Engineer).

Attendee Name	Title	Status	Arrived
Paul L. Rosano	Board Member	Present	
Peter Stuto	Chairman	Present	
Frederick Ashworth	Board Member	Present	
Steven Heider	Board Member	Present	
Susan Milstein	Board Member	Present	
Louis Mion	Board Member	Present	
Craig Shamlan	Board Member	Present	
Sean M. Maguire	Director, Planning and Economic Development	Excused	
Kathleen Marinelli	Counsel	Present	

2. Report of the Planning and Economic Development Director

PEDD Director Sean Maguire was excused due to a scheduling conflict.

3. Regular Business

a. 1 Alice Avenue. Hoffman Senior Housing PDD.

Applicant: Stewart Hoffman, 1 Alice Ave, LLC, presented by ABD Engineers, LLP. Request for a one-year concept extension following expiration on October 9, 2020 and Town Board approval of a Planned Developed District amendment. 36.6-acre parcel to be subdivided in two. Phase I on Lot 1 to include 140 market rate senior apartments, 1.5 parking spaces per unit, pedestrian accommodations, and \$75,000 contribution for public sidewalks, a scenic overlook, over 80% green space, and buffers along adjacent residential. Per previous approval, Phase II on Lot 2 to be construction of a 90-unit assisted living facility. The site is zoned PDD, Planned Development District. TDE: CHA Companies. (No PL number).

Zach Harrison, Planner, introduced the project. Luigi Palleschi of ABD Engineers presented the project. Joe Grasso of CHA Companies provided the TDE's comments. The Board discussed the project. A motion was made to approve a one-year extension to the acceptance of the concept plan until October 9, 2021.

1. **Motion To:** Approve a one-year extension to the acceptance of the concept plan.

COMMENTS - Current Meeting:

This approval shall expire on October 9, 2021.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Louis Mion, Board Member
SECONDER:	Frederick Ashworth, Board Member
AYES:	Rosano, Stuto, Ashworth, Heider, Milstein, Mion, Shamlian

b. 4 & 6 Autopark Drive. Amedor Medical/Office.

Applicant: Amedore Autopark LLC, presented by Hershberg & Hershberg. Updated concept plan review to reconfigure lots 4 and 6 where lot 6 would include a 240,000+/- square foot, three-story medical/office building with parking, loading and drop-off areas. The site is zoned HCOR, Highway Commercial Office Residential.

Zachary Harrison, Planner, introduced the project. Daniel Hershberg of Hershberg & Hershberg presented the project. Charles Voss of B&L provided the TDE's comments. The Board discussed the project. No action was taken.

c. 405-415 Old Niskayuna Road. T&T Flex Warehouse.

The Board discussed the protect including green space, attractive building elevations along Old Niskayuna Road, screening, trees, and electric vehicle charging stations. A motion was made to accept the concept plan.

1. **Motion To:** Accept the concept plan.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Louis Mion, Board Member
SECONDER:	Steven Heider, Board Member
AYES:	Rosano, Stuto, Ashworth, Heider, Milstein, Mion, Shamlian

d. 1209 Troy Schenctady Road. Leccee Retail/Office

1. **Motion To:** Approve the amended Final Plan.

RESULT:	ADOPTED [UNANIMOUS]
MOVER:	Frederick Ashworth, Board Member
SECONDER:	Steven Heider, Board Member
AYES:	Rosano, Stuto, Ashworth, Heider, Milstein, Mion, Shamlian

4. Adjournment

With no further business before the Board, the meeting was adjourned.