

**TOWN OF COLONIE
PLANNING BOARD**

**PLANNING BOARD MEETING
TUESDAY, APRIL 23, 2024 at 6:00 p.m.
PUBLIC OPERATIONS CENTER**

1. Call to Order
2. Public Hearing
3. Report of the Planning and Economic Development Director
4. Regular Business
 - a. **1148 Troy Schenectady Rd. British American Mixed Use.** Applicant: Pepper Woods, LLC, represented by Advanced Engineering & Surveying. Final site plan approval extension request for a proposed two-lot merger and development of 180 residential units, clubhouse, and multi-use path. The site is zoned Commercial Office (CO). TDE: Barton & Loguidice. (PL-19-00010)
 - b. **244 Wolf Rd. Multi-Tenant Commercial Building.** Applicant: 244 Wolf Rd LLC, represented by Lansing Engineering. Concept plan update for proposed construction of a 6,400 square foot commercial building. Site is zoned Commercial Office Residential (COR). TDE: Barton & Loguidice (PL-22-00001)
 - c. **17 Computer Drive East. Apartment Conversion.** Applicant: Varni 235 LLC, represented by ABD Engineers & Surveyors. Change in use minor site plan referral. Proposing converting approximately 4,742 SF of existing building into four apartment units. The site is zoned Commercial Office Residential (COR). (PL-24-00005)
 - d. **114 Wolf Rd, Community Bank with Drive-Thru Redevelopment.** Applicant: Community Bank, represented by Advanced Engineering & Surveying. Waiver request for proposed redevelopment of the former Denny's building into a 3,925sf bank with addition of a drive thru. The site is zone Commercial Office Residential (COR). (PL-24-00079)
 - e. **74 Morris Rd. Marcaco Holdings Warehouse.** Applicant: Joe Clark, represented by Advanced Engineering & Surveying. Sketch plan review for proposed construction of a new 10,000 square foot one-story warehouse building. The site is zoned Industrial (IND). TDE: CHA. (PL-24-00037)
 - f. **38 Karner Rd. A+ MediTrans Service Facility.** Applicant: REHJA Group, represented by ABD Engineers & Surveyors. Proposed redevelopment with demolition of existing structure and building a new 24,000 square foot structure, including 390 parking spaces and associated improvements. The site is zoned Industrial (IND). TDE: CHA. (PL-24-00010).
5. Adjournment