

**PLANNING BOARD MEETING
TUESDAY, JUNE 9, 2026 at 6:00 p.m.
PUBLIC OPERATIONS CENTER
347 OLD NISKAYUNA RD, LATHAM, NY 12110**

1. Call to Order
2. Public Hearing
3. Report of the Planning Department
4. Regular Business
 - a. **10 Corporate Woods Boulevard – NYS Teacher’s Retirement System Building.** Applicant: NYS Teachers Retirement System. Represented by Creighton Manning and WCGS Architects. Petition to the Planning Board to defer permitting and inspection authority to the City of Albany for the proposed expansion of a parking area which will add 110 new parking spaces within the Town of Colonie. The site is zoned Commercial Office (CO). No TDE.
 - b. **935 & 945 Loudon Road – 2-Lot Subdivision (Minor).** Applicant: Columbia Plaza LLC. Represented by ABD Engineering. Waiver requests for: 1) parking in the front yard; and 2) parking within the 10-foot side lot line setback. The project is currently under review as a minor subdivision. The site is zoned Commercial Office Residential (COR). No TDE.
 - c. **41 Lark Street. Bilinski Sausage Manufacturing Expansion.** Applicant: Schonwetter Enterprises, Inc. Represented by Steenburgh Consulting Engineering, PLLC. Concept plan review for the construction of a 30,000 square-foot addition to the existing facility with parking and roadway improvements at the site. The site is zoned Industrial (IND). TDE: Creighton Manning. (PL-26-00019).
 - d. **447 Albany Shaker Road. Learning Experience – Colonie.** Applicant: The Benchmark Group. Represented by Labella Associates. Concept plan review for the construction of a 1-story, 10,000 square foot day-care center with a 5,031 square foot playground and associated parking. The site is zoned Neighborhood Commercial Office Residential (NCOR). TDE: Barton and Loguidice. (PL-25-00011).
 - e. **455-501 New Karner Road – Commercial Office / Multi-Family Development:** Applicant: Rosewood Plaza LP. Represented by Lansing Engineering. Concept plan review for the proposed demolition of the existing structures and parking areas at 455 and 457 New Karner Road to construct a 3-story, 20-unit multi-family building and 40 parking spaces. The structure at 501 New Karner Road is to remain unchanged. 455, 457, and 501 New Karner Road will be consolidated into one parcel as part of the application. The site is zoned Neighborhood Commercial Office Residential (NCOR) and Office Residential (OR). TDE: Barton & Loguidice. (PL-25-00149).

Adjournment