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CHAIRPERSON

VICE CHAIRPERSON

Albany County Planning Board | December 18th, 2025 Meeting Agenda

Order of Business:

1. Call to Order
2. Attendance
3. Minutes
4. GML Referrals

Municipality	Case #	Project Name	Applicant	Project Location	Consideration
City of Albany	01-2511040781	Ordinance 24.101.25	Albany Common Council	N/A	Amendment of Ordinance 24.101.25 that updates the affordable housing requirements applicable to new residential and mixed-use development, restoring the income calculus to 100% of the Area Median Income (AMI) and providing for exceptions to requirement.

City of Albany	01-2511040782	Ordinance 63.121.25	Albany Common Council	N/A	Amendment of Ordinance 63.121.25 to adjust affordable housing requirements and add new exceptions within the Unified Sustainable Development Ordinance's (USDO) affordable housing incentive.
Town of Colonie	07-2511040785	Rametra Subdivison	Ashok (Tony) Rametra	1 Cobble Court	Proposed subdivision of a 4.7-acre lot into three lots with a 50-foot front lot line and a 50-foot width at the front building setback line for proposed lot 3.
Town of Bethlehem	04-2511040787	Accessory Apartment	Chad Whitman	1332 River Rd	Proposal for the construction of an attached 2 story garage with a 1 Bedroom apartment on second floor.
Town of Guilderland	10-2511040788	Petals and Palate	Zanalee Allan	2 Alton Rd	Special Use Permit for a flower and chocolate store
City of Albany	01-2511040789	Conversion at 43 Columbia Street	Joseph Perniciaro	43 Columbia Street	Conversion of an existing underutilized parking structure within a mixed-use building to add 37 residential units, bringing the total unit count from 22 to 59.
City of Cohoes	06-2511040790	UV Columbia Greens Project	Cole Group Realty	250 Columbia Street	Use Variance application seeking approval for the construction of 30 Multifamily apartments and 2 single family homes in a Residential Zoning District (R-1).
Town of Guilderland	10-2511040786	Acton Homeschool Resource Hub	Joseph Coffey	6378 Gun Club Road	Conversion of the parcel's existing use from a place of worship to a daycare and educational facility.
City of Cohoes	06-2511040783	Admirals Walk	Admirals Watch LLC	Lot#11 Lot#12 Admirals Walk	Site plan review application seeking reapproval for the parcels to construct a 10-unit condo building on each parcel with associate parking, sidewalks and utilities.
City of Albany	01-2511040784	Conversion at 369 Madison Ave	Zalozy Kozlov	369 Madison Ave	Conversion of the existing structure at the property from two to a three-unit townhouse.

5. Unfinished Business

6. New Business

7. Miscellaneous

8. Adjournment

