



City of Schenectady
NEW YORK
CITY PLANNING COMMISSION
Room 206, City Hall, Jay Street
Schenectady, NY 12305-1938

REVISED: 2/16/22

NOTICE IS HEREBY GIVEN THAT the City of Schenectady Planning Commission will conduct a regularly scheduled meeting at 6:00 PM on Wednesday February 16, 2022 in City Hall, Room 209, 105 Jay Street, Schenectady NY 12305.

Masks are mandatory. If you would like to email comments for the public hearing, please send prior to the meeting and include your name and address, to cprimiano@schenectadyny.gov

I. CONSENT AGENDA - NEW BUSINESS

- A. GALESİ GROUP** requests a Special Use Permit pursuant to Section 264-14 C of a proposal to operate a business office on the ground floor at 221 Harborside Drive, tax parcel # 39.41-1-4, located in a "C-3" Waterfront Mixed-Use District.
- B. PRINCESS RALLINS** requests site plan approval pursuant to Section 264-90 M of a proposal to operate a bar and lounge at 353 Duane Avenue, tax parcel # 49.50-2-52, located in an "R-2" Two Family Residential District.
- C. WAQAR FARRUKH** requests site plan approval pursuant to Section 264-90 M of a proposal to operate a COVID testing site at 1471 State Street, tax parcel # 49.68-5-54, located in a "C-2" Mixed Use Commercial District.
- D. HOME LEASING, LLC** requests a one-year extension of their site plan approval pursuant to Section 264-93 of a proposal to convert the Elmer Avenue School into 51 senior living apartments at 90 Elmer Avenue, tax parcel # 39.83-3-12, located in an "R-2" Two Family Residential District.

II. NEW BUSINESS - Continued

- A. MITCHELL RAMSEY** requests site plan approval pursuant to Section 264-90 M of a proposal to operate a bar and music hall at 116 Jay Street, tax parcel # 39.72-2-13, located in a "C-4" Downtown Commercial District.
- B. ELLIS MEDICINE** requests site plan approval pursuant to Section 264-90 B and G and a Special Use Permit pursuant to Schedule B, of a proposal to construct a new 1,200 space parking garage to replace the existing Ulster Street Garage at 1101 Nott Street, tax parcel # 39.60-1-20.1, located in an "I" Institutional District.
- C. CARA HERNAS** requests site plan approval pursuant to Section 264-90 M of a proposal to operate a dental office at 408 Rosa Road, tax parcel # 40.37-4-3, located in a "C-2" Mixed Use Commercial District.
- D. THE DEPT. OF DEVELOPMENT** requests a recommendation to the City Council to change the zoning of 36 parcels from "R-2" Two Family Residential District to "C-4" Downtown Commercial District. The properties are: 5, 7, 9 -15, 17- 22, 24- 26 Park Place, 103, 105, and 107 Seward Place, 709 Union Street, 608, 610, 614, 616, 700, 702,

704, 706, 708 South Avenue, and 1038, 1044, 1048, 1052, 1062 Barrett Street; tax parcel numbers #'s 39.65-2-7-16, 30-32, 33.1, 34, 35.1, 36-38, and 39.65-3-13-15, 20.1, 25-27, 29.1, and 30-38.

III. **OLD BUSINESS**

- A. **STEWART'S SHOPS CORP.** requests site plan approval and a Special Use Permit pursuant to Section 264-90 G, J, and Schedule B of a proposal to construct a 3,975 SF convenience store with self-service gas facilities at 1020 McClellan Street 1501 Union Street, and 1503 Union Street, tax parcel # 50.21-2-74.1,75, and 74.2, located in a "C-2" Mixed Use Commercial District.
- B. **LALLI VERMANI** requests site plan approval pursuant to Section 264-90 G of a proposal to renovate the building for 3 commercial units at 1900 State Street, tax parcel # 60.55-3-1.11, located in a "C-5" Business District.

IV. **MISCELLANEOUS**

V. **ADJOURN**