



**GUILDERLAND ZONING BOARD
ZONING BOARD OF APPEALS MEETING
P A C K E T
FEBRUARY 1, 2023
07:00 PM**

A G E N D A
GUILDERLAND ZONING BOARD
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FEBRUARY 1, 2023
07:00 PM

This agenda represents the materials provided to the members of the Zoning Board of Appeals prior to the scheduled meeting. For access to the official public files for the scheduled cases, please visit the Building & Zoning Department at the Guilderland Town Hall. The public may listen and view the meeting on Verizon channel 34, Spectrum channel 1303, and the Town website (<https://www.townofguilderland.org/town-meeting-videos>).

1. Chairman's Welcome

2. New Cases

1. 1671 Western Avenue

Public hearing for an area variance to permit the installation of a monument sign within a required front setback.

A. Application Materials

Application, Rendering & Site Plan

Attachment: [Application](#)

Attachment: [Rendering](#)

Attachment: [Site Plan](#)

B. Other Interested Agencies

Albany County Planning Board

Attachment: [Albany County Planning Board](#)

C. Town Notice

Legal Notice & Mailing List

Attachment: [Legal Notice](#)

Attachment: [Mailing List](#)

2. 2 Alton Road

Public hearing for a Special Use Permit amendment for the change of

occupancy of a portion of the building by a tenant that serves bubble tea.

A. Application Materials

Application, SEAF, Narrative & Site Plan

Attachment: [Application](#)

Attachment: [SEAF](#)

Attachment: [Narrative](#)

Attachment: [Site Plan](#)

B. Other Interested Agencies

Albany County Planning Board

Attachment: [Albany County Planning Board](#)

C. Town Notice

Legal Notice & Mailing List

Attachment: [Legal Notice](#)

Attachment: [Mailing List](#)

3. 1232 Western Avenue

Public hearing for a variance to permit the replacement of a pre-existing

non-conforming, freestanding sign within 5ft of two right-of-ways where

20ft is required.

A. Application Materials

Application, Rendering & Site Plan

Attachment: [Application](#)

Attachment: [Rendering](#)

Attachment: [Site Plan](#)

B. Other Interested Agencies

Albany County Planning Board

Attachment: [Albany County Planning Board](#)

C. Town Notice

Legal Notice & Mailing List

Attachment: [Legal Notice](#)

Attachment: [Mailing List](#)

3. Others

1. 1444 Western Avenue

Approval of parking space striping modification to bring property into

compliance with Zoning Code for quantity of spaces.

Attachment: [Proposed layout](#)

4. Signs

1. 1671 Western Avenue

Permanent Building Mounted and Freestanding signs for The Scene

Attachment: [Application](#)

2. 1232 Western Avenue

Permanent Freestanding sign for Gong Cha

Attachment: [Application](#)

3. 2 Alton Rd aka 1660 Western Ave

Permanent Freestanding sign for Eggcellent

Attachment: [Application](#)

4929
**TOWN OF GUILDERLAND
 CHECKLIST FOR VARIANCE**

RETURN TO:
 ZONING ADMINISTRATOR
 PO BOX 339
 GUILDERLAND, NY 12084
 (518) 356-1980

FEES:
 COMMERCIAL - \$300 # 2086
 RESIDENTIAL - \$50
 (payable to Town of Guilderland
 prior to scheduling public hearing)

| | | |
|---|------------------------------------|---------------------|
| APPLICANT INFORMATION: | PROPERTY | INFORMATION: |
| Name: <u>Infamous Graphics</u> | Owner: <u>1671 Western Ave LLC</u> | |
| Address: <u>1706 Central Ave</u> | Location: <u>1671 Western Ave</u> | |
| <u>Albany NY</u> Zip: <u>12205</u> | Tax Map #: <u>52.14-1-9</u> | |
| Daytime Phone #: <u>518 459 7446</u> | Zoning: <u>TOD</u> | |
| Date: <u>12-19-22</u> | Acreage: <u>.56</u> | |
| Email: <u>Info@InfamousGraphics.com</u> | | |

TO BE SUBMITTED:

- 1) 12 copies of application
- 2) Copy of conditional purchase contract or rental agreement if applicable
- 3) 12 copies of the project narrative containing the following: reasons which necessitate the need for a variance including a brief detailed description of the project
- 4) Architectural drawings of proposed project (if applicable)
- 5) 12 copies of survey or plot plan showing proposed project with:
 - side setback
 - front and rear setbacks
 - all existing buildings
 - location of proposed construction
 - total size of parcel
 - all topographic elevations necessary to show proposed variance

OTHER AGENCY APPROVALS OR RECOMMENDATIONS AS REQUIRED:

- 1) Town Water and Wastewater Management – 456-6474
- 2) Town Highway Department – 861-5108
- 3) NYS Department of Transportation – 765-2841
- 4) Albany County Health Department – 447-4631
- 5) Albany County Planning Board – 447-5660

APPLICATION AND APPEAL TO THE ZONING BOARD OF APPEALS FOR A VARIANCE, SPECIAL USE PERMIT OR AN INTERPRETATION OF THE ZONING ORDINANCE OR ZONING MAP.

To Zoning Administrative Officer
Of the Town of Guilderland

Date: 12-19-22

To the Zoning Board of Appeals
Of the Town of Guilderland

I, Berry S. Cooke of Irrelevant Graphics
hereby appeal from the decision of the Zoning Administration Officer on my application for zoning permit and hereby apply to the Zoning Board of Appeals for:

- An interpretation of the Zoning Ordinance or Zoning Map
- A Special Use Permit under the Zoning Ordinance or Zoning Map
- A Variance to the Zoning Ordinance or Zoning Map

1. Location of property

Address: 1671 Western Ave Zoning: TOD

2. Interpretation of the Zoning Ordinance is requested because:


3. Special Use Permit required for the following type of use:

* 4. Variance to the Zoning Ordinance is requested for:

monument sign setback

* Applicant shall complete form outlining conditions from Section 267-b of New York State Town Law pertaining to area variances.

The applicant hereby certifies that he is the owner of record of the above property or has been duly authorized in writing by the owner of record to make this application.


Signature of applicant

AREA VARIANCE CONDITIONS

The Zoning Board of Appeals will not consider any application for an area variance complete until the following application is completed in full and submitted to the Zoning Department. The Zoning Board of Appeals will evaluate the applicant's responses and determine whether the applicant has adequately met the conditions for an area variance. The applicant is encouraged to attach additional sheets if necessary to fully answer the questions. The following conditions for an area variance are from Section 267-b of the New York State Town Law.

1) Whether an undesirable change will be produced in the character of the neighborhood or a detriment to nearby properties will be created by the granting of the area variance;

No, undesirable change to the neighborhood or nearby properties.

2) Whether the benefit sought by the applicant can be achieved by some method, feasible for the applicant to pursue, other than an area variance;

No

3) Whether the requested area variance is substantial;

The Request is not substantial as most other signs in the area are closer to the road.

4) Whether the proposed variance will have an adverse effect or impact on the physical or environmental conditions in the neighborhood or district; and

No effect.

5) Whether the alleged difficulty was self-created, which consideration shall be relevant to the decision of the Zoning Board of Appeals, but shall not necessarily preclude the granting of the area variance:

No.

MONUMENT SIGN WITH PUSH THRU LETTERS

General Notes:

1. All work shall comply with the Building Code of New York State and all local codes, ordinances, laws and regulations.
2. All electrical work shall comply with the National Electrical Code, Provide inspection certificate from Commonwealth or other inspection agency applicable to the substate having jurisdiction.
3. Provide all necessary safety precautions throughout the entire work period.
4. No work shall begin until the issuance of the required permits by the building code enforcement office.
5. All penetrations of building envelope systems shall be caulked, gasketed, weather stripped or otherwise sealed.
6. All materials and workmanship shall conform to generally accepted standards as they pertain to the depicted fabrication and installation.

monument sign with decorative floral inlay. sign to have pvc cut address at bottom top wording to be backlit white plexiglas push thru letters. brushed gold reveal trim around floral area. floral are to be changed during different seasons. floral area to be 3" deep

LISTED

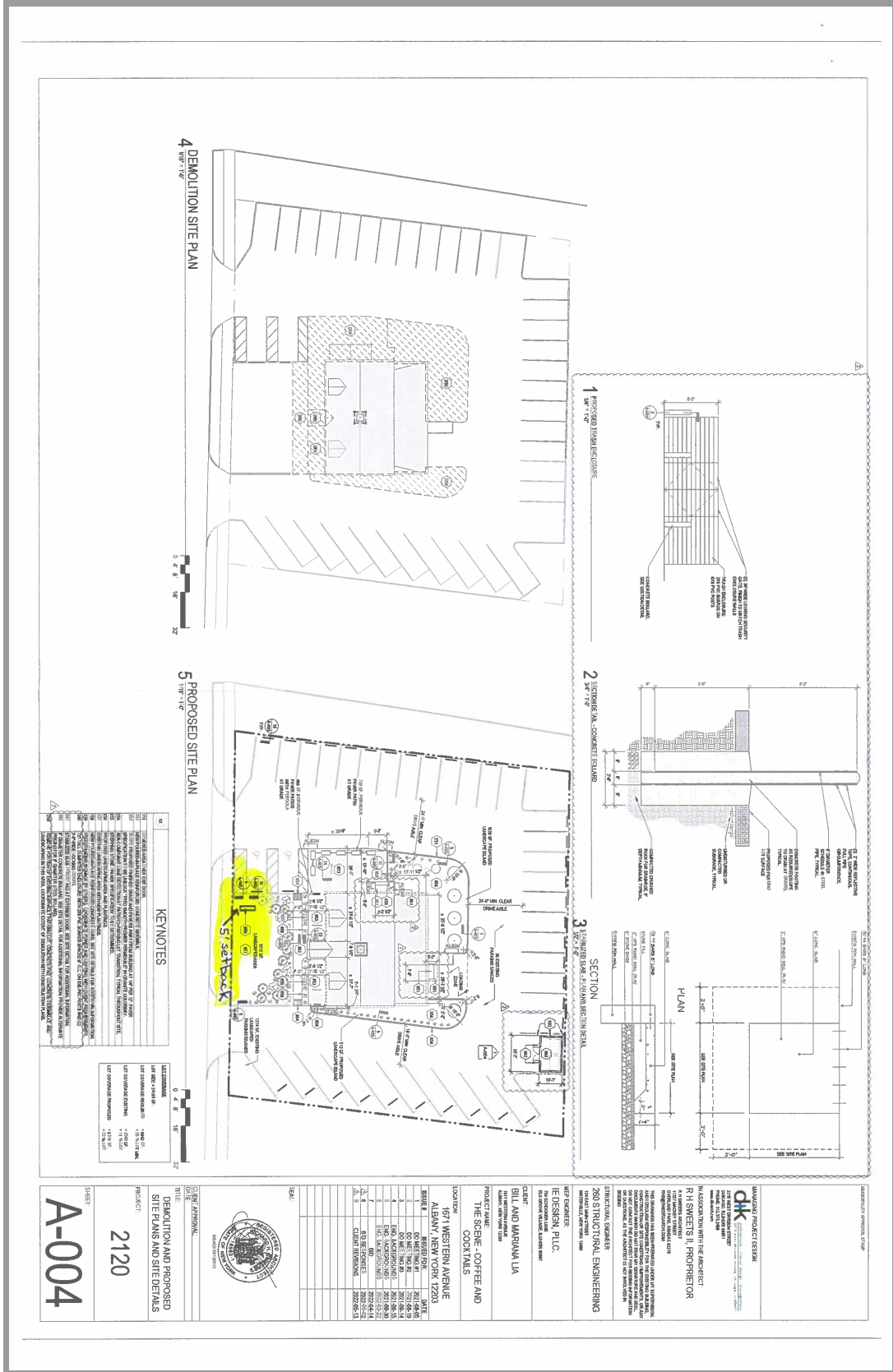
LOCATION:
1671 WESTERN AVE
GUILDFORD NY

DATE:
12/14/2022

SCALE:
N.T.S.

DRAWN BY:
P.T. NUMBERS:

**MONU
SIGN**





**ALBANY COUNTY PLANNING BOARD
NOTIFICATION**

RECOMMENDATION DATE: January 19th, 2023

Case #: **10-230104155**
Project Name: **The Scene Sign**
Project Location: 1671 Western Avenue
Tax Map Number: 52.14-1-9
Referring Agency: Town of Guilderland Zoning Board of Appeals
Considerations: Area variance for installation of a monument sign within the required setback.

ACPB Defer to local consideration

Recommendation:

1. This board has found that the proposed action will have no impact upon the jurisdictional determinant referring to this case, nor will it have significant countywide or intermunicipal impact.

Advisory:

Gopika Muddappa, Senior Planner
Albany County Planning Board

NOTE:

- This recommendation is rendered in compliance with applicable requirements of Section 239 of New York State General Municipal Law. Final determination on this matter rests with the appropriate municipal body.
- A recommendation of "APPROVE" or "MODIFY LOCAL APPROVAL" should not be interpreted as a recommendation by this body that the referring agency approve the matter referred. Such recommendation does not indicate that this body has reviewed all local concerns; rather the referral has met certain countywide considerations. Evaluation of local criteria is the responsibility of the referring agency.
- General Municipal Law Section 239 requires that the local agency notify the county within thirty days of its final action. Please use the OFFICIAL NOTICE OF LOCAL ACTION form that is attached for this purpose.
- General Municipal Law Section 239 sets forth the procedural requirements for taking local action contrary to the County Planning Board's recommendation of objection or conditional approval.
- Albany County is required to submit a Municipal Separate Storm Sewer System Permit (MS4) (No. GP-0-10-002) Notice of Intent (NOI) to comply with the NYS DEC permit for the control of wastewater and stormwater discharges in accordance with the Clean Water Act. Construction Activity Permit No. GP-0-1-001 issued by NYSDEC is also required for activity with soil disturbances of one acre or more. The law is required by the Clean Water Act to control point source discharges to ground water as well as surface waters.

**449 New Salem Road, Voorheesville, NY 12186
TELEPHONE: (518) 655-7932 FAX: (518) 765-3459**

In compliance with Article 12-B, Section 239 of New York State General Municipal Law, this serves as official notification to the Albany County Planning Board of the action taken on the application described above.

LOCAL ACTION ON ACPB RECOMMENDATION:

- AGREED WITH COUNTY PLANNING BOARD RECOMMENDATIONS TO MODIFY OR DISAPPROVE
- OVER-RULED COUNTY PLANNING BOARD RECOMMENDATIONS TO MODIFY OR DISAPPROVE

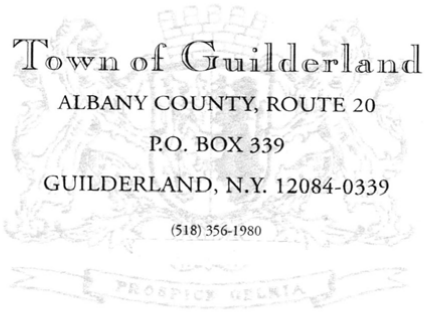
LOCAL DECISION ON PROJECT:

- PROJECT APPROVED
- PROJECT DISAPPROVED

VOTE RECORDED: _____ DATE OF LOCAL ACTION: _____

Set forth the reasons for any action contrary to the ACPB recommendations (use additional sheets if needed):

SIGNED: _____ TITLE: _____



PETER G. BARBER
SUPERVISOR

JACQUELINE M. COONS
CHIEF BUILDING AND ZONING
INSPECTOR

Notice is hereby given that the Zoning Board of Appeals of the Town of Guilderland, New York, will hold a public hearing pursuant to Articles IV & V of the Zoning Law on the following proposition:

Variance Request No. 4929

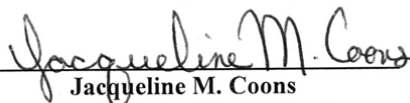
Request of Infamous Graphics for Variances of the regulations under the Zoning Law to permit: a sign to be installed within the 20ft front setback.

Per Articles III & V Sections 280-26 & 280-51 respectively

For property owned by 1671 Western Ave LLC
Situated as follows: 1671 Western Avenue Albany, NY 12203
Tax Map # 52.14-1-9 Zoned: TOD

Plans open for public inspection at the Building Department during normal business hours. Said hearing will take place on the 1st of February, 2022 at the Guilderland Town Hall beginning at 7:00pm.

Dated: January 17, 2023


Jacqueline M. Coons
Chief Building & Zoning Inspector

| SWIS | PRINT KEY | NAME | ADDRESS |
|--------|------------|------------------------------|--|
| | | | 45 |
| | | | PAGE # 1 |
| 013089 | 52.14-1-3 | Viola May Desch | 1685 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-1-4 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-5 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-6 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-7 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-8 | Drue Sanders | 1675 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-1-9 | 1671 Western Ave LLC | 2080 Western Ave 115,Guilderland, NY 12084 |
| 013089 | 52.14-1-10 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-11 | 1667 Western Avenue, LLC | P.O. Box 9033,Niskayuna, NY 12309 |
| 013089 | 52.14-1-15 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-16 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-17 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-18 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-19 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-20 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-21 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-22 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-23 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-24 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-25 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-26 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-27 | Grace & Brian Wu & Truong | 8 Rielton Ct,Albany, NY 12203 |
| 013089 | 52.14-1-28 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-29 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-2-4 | 1688 Western Ave LLC | 108 State St Apt 323,Schenectady, NY 12305 |
| 013089 | 52.14-2-6 | Town Center Ltd | P.O. Box 38001,Albany, NY 12203 |
| 013089 | 52.14-2-7 | Town Center LTD | P.O. Box 38001,Albany, NY 12203-8001 |
| 013089 | 52.14-2-8 | Joan E Lopez | 1682 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-2-9 | Town Center Ltd | P.O. Box 38001,Albany, NY 12203-8001 |
| 013089 | 52.14-2-10 | Town Center Company III LLC | P.O. Box 38001,Albany, NY 12203 |
| 013089 | 52.14-2-11 | Seventeen Hundred Company LP | P.O. Box 38001,Albany, NY 12203 |
| 013089 | 52.14-2-13 | Earl Barcomb | 392 Craven Rd,Delanson, NY 12053 |
| 013089 | 52.14-2-14 | Earl Barcomb | 392 Craven Rd,Delanson, NY 12053 |
| 013089 | 52.14-2-15 | Earl Barcomb | 392 Craven Rd,Delanson, NY 12053 |
| 013089 | 52.14-2-17 | Cristina Randazzo | 9 Loren Ave,Albany, NY 12203 |
| 013089 | 52.14-2-18 | Shiow Fei Ju | 2504 Peters Ln,Niskayuna, NY 12309 |
| 013089 | 52.14-2-19 | John P Randazzo Jr | 6196 Depot Rd,Altamont, NY 12009 |
| 013089 | 52.14-2-20 | Chic Properties LLC | 1664 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-2-21 | William J Belleville | 2 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-22 | William J Belleville | 2 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-23 | Money Moves Trading LLC | 23 Besch Ave,Albany, NY 12209 |
| 013089 | 52.14-2-24 | Scott Yang | 6 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-25 | Patricia Cammer | 8 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-4-1 | David Audi | 1656 Western Ave Ste 1,Albany, NY 12203 |
| 013089 | 52.01-1-6 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |

4930

TOWN OF GUILDERLAND CHECKLIST FOR SPECIAL USE PERMIT

RETURN TO:
ZONING ADMINISTRATOR
PO BOX 339
GUILDERLAND, NY 12084
(518) 356-1980

FEES:
COMMERCIAL - \$300 ✓
RESIDENTIAL - \$75
(payable at time of submittal
to Town of Guilderland)

APPLICANT INFORMATION:
Name: Foxon Cheung
Address: 48 Brancy St.
Albany, NY Zip: 12205
Daytime Phone #: 646 881 2115
Date: 12/15/2022

PROPERTY INFORMATION:
Owner: William Belleville
Location: 1660 Western Ave, Albany NY 12203
Tax Map #: 52.14-2-22
Zoning: Commercial - LB
Acreage: 0.66
R# 9624

TO BE SUBMITTED:

1. 12 copies of application form
2. 12 copies of SEQRA form
3. Copy of conditional purchase contract or rental agreement if applicable
4. 12 copies of the project narrative containing the following: detailed description of the use, hours of operation, # of employees, type of deliveries, etc.
5. 12 copies of plat plan FOLDED which should include: side, front and rear setbacks, all existing buildings, location of proposed construction, total size of parcel, elevations, parking layout, lighting layout, sidewalks and monuments, street and curb cuts, sanitary system and water course, drainage system, delineated wetlands, planting and green area plans including fencing/buffer area boundaries.

OTHER AGENCY APPROVALS AS REQUIRED:

1. Town Water and Wastewater Management – 456-6474
2. Town Highway Department – 861-5108
3. NYS Department of Transportation – 765-2841
4. Albany County Health Department – 447-4631
5. Albany County Planning Board – 447-5660
6. NYS DEC Region IV – 357-2044
7. Pine Bush Commission – 464-6496

RECEIVED
DEC 15 2022
Town of Guilderland
Building Dept.

APPLICATION AND APPEAL TO THE ZONING BOARD OF APPEALS
FOR A VARIANCE, SPECIAL USE PERMIT OR AN INTERPRETATION
OF THE ZONING ORDINANCE OR ZONING MAP

To Zoning Administrative Officer
Of the Town of Guilderland

Date: 12/15/2022

To the Zoning Board of Appeals
Of the Town of Guilderland

I, Eason Cheung of SEC Bakery LLC dba Eggcellent
hereby appeal from the decision of the Zoning Administration Officer on my application for
zoning permit and hereby apply to the Zoning Board of Appeals for:

- An interpretation of the Zoning Ordinance or Zoning Map
- A Special Use Permit under the Zoning Ordinance or Zoning Map
- A Variance to the Zoning Ordinance or Zoning Map

1. Location of property
Address: 1660 Western Ave, Albany NY 12203 zoning: Commercial

2. Interpretation of the Zoning Ordinance is requested because:

3. Special Use Permit required for the following type of use:

change a salon to Bubble Tea store.

* 4. Variance to the Zoning Ordinance is requested for:

*** Applicant shall complete form outlining conditions from Section 267-b of New York State Town Law pertaining to area variances.**

The applicant hereby certifies that he is the owner of record of the above property or has been duly authorized in writing by the owner of record to make this application.


Signature of applicant

Short Environmental Assessment Form Part 1 - Project Information

Instructions for Completing

Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

| | | | |
|--|--|-------------------------------------|--------------------------|
| Part 1 – Project and Sponsor Information | | | |
| Name of Action or Project: SEC Bakery LLC dba Eggcellent | | | |
| Project Location (describe, and attach a location map): 2 Alton Road, Albany NY 12203 | | | |
| Brief Description of Proposed Action: I am currently running a bubble tea business at Crossgates Mall as a Kiosk, as the business grows, I am looking for an actual store for the business to provide a better experience and service for my customers. | | | |
| Name of Applicant or Sponsor: Eason Cheung | | Telephone: 6468812115 | |
| | | E-Mail: yz110492@hotmail.com | |
| Address: 48 Quincy St | | | |
| City/PO: Albany | | State: NY | Zip Code: 12205 |
| 1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation? If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2. | | NO | YES |
| | | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 2. Does the proposed action require a permit, approval or funding from any other government Agency? If Yes, list agency(s) name and permit or approval: | | NO | YES |
| | | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 3. a. Total acreage of the site of the proposed action? _____ acres | | | |
| b. Total acreage to be physically disturbed? _____ acres | | | |
| c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? _____ acres | | | |
| 4. Check all land uses that occur on, are adjoining or near the proposed action: | | | |
| 5. <input type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) | | | |
| <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify): | | | |
| <input checked="" type="checkbox"/> Parkland | | | |

| | | | |
|---|-------------------------------------|-------------------------------------|--------------------------|
| 5. Is the proposed action, a. A permitted use under the zoning regulations? b. Consistent with the adopted comprehensive plan? | NO | YES | N/A |
| | <input type="checkbox"/> | <input checked="" type="checkbox"/> | <input type="checkbox"/> |
| 6. Is the proposed action consistent with the predominant character of the existing built or natural landscape? | NO | YES | |
| | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| 7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area? If Yes, identify: _____ | NO | YES | |
| | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 8. a. Will the proposed action result in a substantial increase in traffic above present levels? b. Are public transportation services available at or near the site of the proposed action? c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action? | NO | YES | |
| | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| 9. Does the proposed action meet or exceed the state energy code requirements? If the proposed action will exceed requirements, describe design features and technologies: _____ _____ | NO | YES | |
| | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| 10. Will the proposed action connect to an existing public/private water supply? If No, describe method for providing potable water: _____ _____ | NO | YES | |
| | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| 11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____ _____ | NO | YES | |
| | <input type="checkbox"/> | <input checked="" type="checkbox"/> | |
| 12. a. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? b. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory? | NO | YES | |
| | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| 13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency? b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody? If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____ | NO | YES | |
| | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |
| | <input checked="" type="checkbox"/> | <input type="checkbox"/> | |

PROJECT NARRATIVE

Please provide a detailed description of the use, hours of operation, # of employees, type of deliveries, etc.:

To operate a Bubble Tea store to serve local area.
for some bubble tea drinks, pastries.


Mon - Thu 11:00am - 9:00 pm

Fri - Sat 11:00am - 9:30 pm

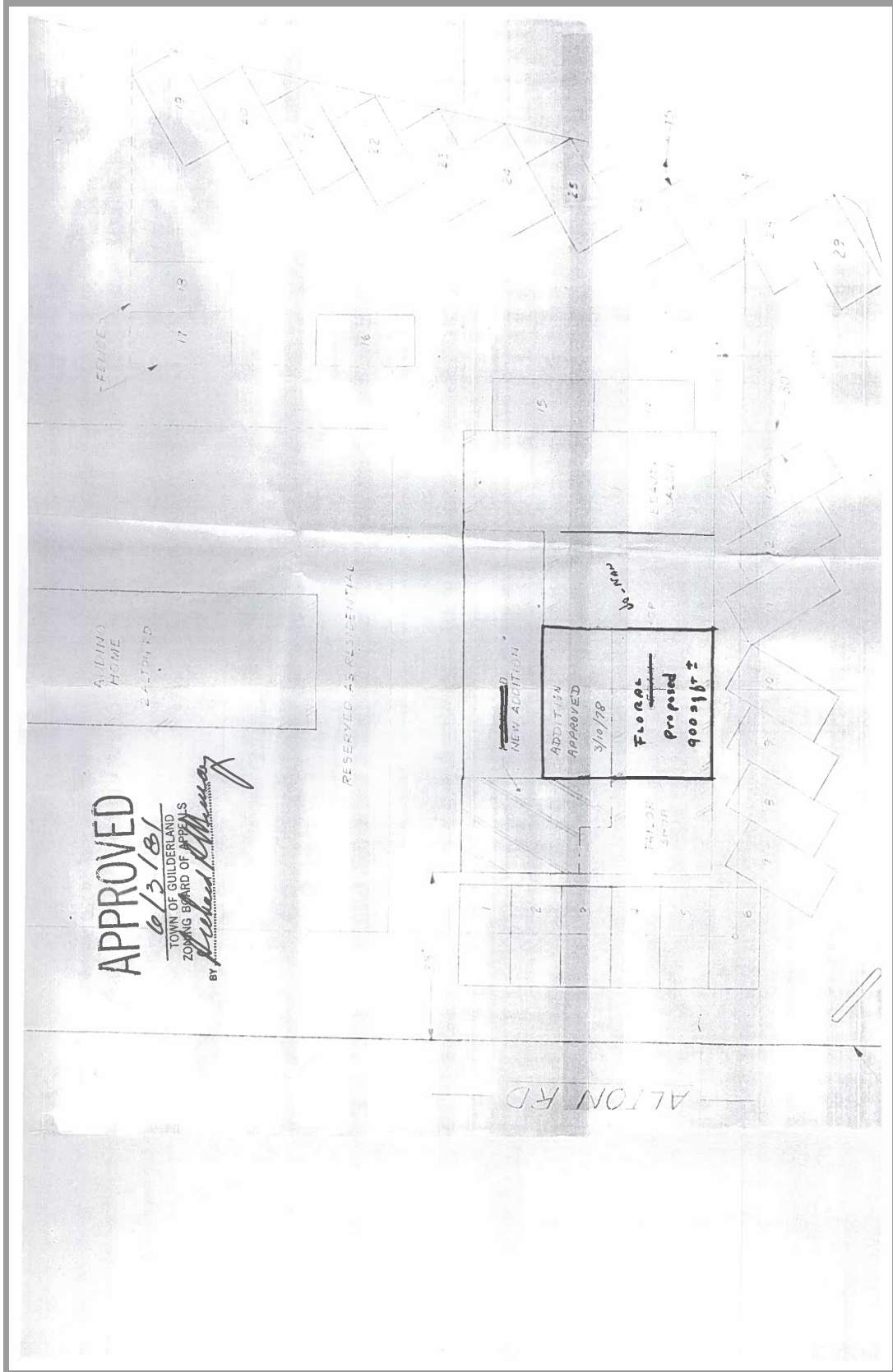
Sun 11:00 am - 9:00 pm

2-3 employees.

Type of deliveries : uber eat
DoorDash


Signature

12/15/2022
Date





**ALBANY COUNTY PLANNING BOARD
NOTIFICATION**

RECOMMENDATION DATE: January 19th, 2023

Case #: 10-230104153
Project Name: Eggcellent
Project Location: 2 Alton Road
Tax Map Number: 52.14-2-22
Referring Agency: Town of Guilderland Zoning Board of Appeals
Considerations: Special use permit for change of tenancy from a salon to a bubble tea shop.

ACPB Recommendation: Modify local approval to include
 1. Review by the Albany County Department of Health for food service and other required permits.

Advisory:

Gopika Muddappa, Senior Planner
Albany County Planning Board

NOTE:

- This recommendation is rendered in compliance with applicable requirements of Section 239 of New York State General Municipal Law. Final determination on this matter rests with the appropriate municipal body.
- A recommendation of "APPROVE" or "MODIFY LOCAL APPROVAL" should not be interpreted as a recommendation by this body that the referring agency approve the matter referred. Such recommendation does not indicate that this body has reviewed all local concerns; rather the referral has met certain countywide considerations. Evaluation of local criteria is the responsibility of the referring agency.
- General Municipal Law Section 239 requires that the local agency notify the county within thirty days of its final action. Please use the OFFICIAL NOTICE OF LOCAL ACTION form that is attached for this purpose.
- General Municipal Law Section 239 sets forth the procedural requirements for taking local action contrary to the County Planning Board's recommendation of objection or conditional approval.
- Albany County is required to submit a Municipal Separate Storm Sewer System Permit (MS4) (No. GP-0-10-002) Notice of Intent (NOI) to comply with the NYS DEC permit for the control of wastewater and stormwater discharges in accordance with the Clean Water Act. Construction Activity Permit No. GP-0-1-001 issued by NYSDEC is also required for activity with soil disturbances of one acre or more. The law is required by the Clean Water Act to control point source discharges to ground water as well as surface waters.

**449 New Salem Road, Voorheesville, NY 12186
TELEPHONE: (518) 655-7932 FAX: (518) 765-3459**

In compliance with Article 12-B, Section 239 of New York State General Municipal Law, this serves as official notification to the Albany County Planning Board of the action taken on the application described above.

LOCAL ACTION ON ACPB RECOMMENDATION:

- AGREED WITH COUNTY PLANNING BOARD RECOMMENDATIONS TO MODIFY OR DISAPPROVE
- OVER-RULED COUNTY PLANNING BOARD RECOMMENDATIONS TO MODIFY OR DISAPPROVE

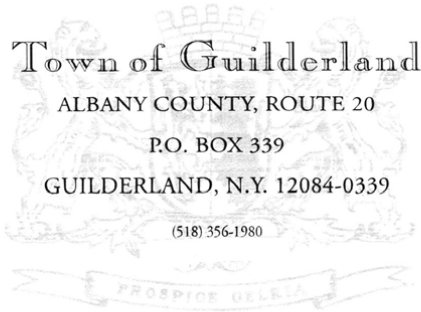
LOCAL DECISION ON PROJECT:

- PROJECT APPROVED
- PROJECT DISAPPROVED

VOTE RECORDED: _____ DATE OF LOCAL ACTION: _____

Set forth the reasons for any action contrary to the ACPB recommendations (use additional sheets if needed):

SIGNED: _____ TITLE: _____



PETER G. BARBER
SUPERVISOR

JACQUELINE M. COONS
CHIEF BUILDING AND ZONING
INSPECTOR

Notice is hereby given that the Zoning Board of Appeals of the Town of Guilderland, New York, will hold a public hearing pursuant to Articles III & V of the Zoning Law on the following proposition:

Special Use Permit Request No. 4930

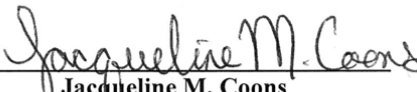
Request of Eason Cheung for an amendment to a Special Use Permit under the Zoning Law to permit: the occupancy of a portion of the building by a tenant that serves bubble tea.

Per Articles III & V Sections 280-20 & 280-52 respectively

For property owned by William J Belleville
Situating as follows: 2 Alton Road Albany, NY 12203
Tax Map # 52.14-2-22 Zoned LB

Plans open for public inspection at the Building Department during normal business hours. Said hearing will take place on February 1, 2023 at the Guilderland Town Hall beginning at 7:00pm.

Dated: January 17, 2023


Jacqueline M. Coons
Chief Building & Zoning Inspector

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PAGE # 1

| SWIS | PRINT KEY | NAME | ADDRESS |
|--------|------------|---|---|
| 013089 | 52.14-1-4 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-5 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-6 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-7 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-8 | Drue Sanders | 1675 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-1-9 | 1671 Western Ave LLC | 2080 Western Ave 115,Guilderland, NY 12084 |
| 013089 | 52.14-1-10 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-11 | 1667 Western Avenue, LLC | P.O. Box 9033,Niskayuna, NY 12309 |
| 013089 | 52.14-1-15 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-16 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-17 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-18 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-19 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-20 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-21 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-22 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-26 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.14-1-27 | Grace & Brian Wu & Truong | 8 Rielton Ct,Albany, NY 12203 |
| 013089 | 52.14-2-6 | Town Center Ltd | P.O. Box 38001,Albany, NY 12203 |
| 013089 | 52.14-2-7 | Town Center LTD | P.O. Box 38001,Albany, NY 12203-8001 |
| 013089 | 52.14-2-8 | Joan E Lopez | 1682 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-2-9 | Town Center Ltd | P.O. Box 38001,Albany, NY 12203-8001 |
| 013089 | 52.14-2-10 | Town Center Company III LLC | P.O. Box 38001,Albany, NY 12203 |
| 013089 | 52.14-2-11 | Seventeen Hundred Company LP | P.O. Box 38001,Albany, NY 12203 |
| 013089 | 52.14-2-12 | Earl Barcomb | 392 Craven Rd,Delanson, NY 12053 |
| 013089 | 52.14-2-13 | Earl Barcomb | 392 Craven Rd,Delanson, NY 12053 |
| 013089 | 52.14-2-14 | Earl Barcomb | 392 Craven Rd,Delanson, NY 12053 |
| 013089 | 52.14-2-15 | Earl Barcomb | 392 Craven Rd,Delanson, NY 12053 |
| 013089 | 52.14-2-17 | Cristina Randazzo | 9 Loren Ave,Albany, NY 12203 |
| 013089 | 52.14-2-18 | Shiow Fei Ju | 2504 Peters Ln,Niskayuna, NY 12309 |
| 013089 | 52.14-2-19 | John P Randazzo Jr | 6196 Depot Rd,Altamont, NY 12009 |
| 013089 | 52.14-2-20 | Chic Properties LLC | 1664 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-2-21 | William J Belleville | 2 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-22 | William J Belleville | 2 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-23 | Money Moves Trading LLC | 23 Besch Ave,Albany, NY 12209 |
| 013089 | 52.14-2-24 | Scott Yang | 6 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-25 | Patricia Cammer | 8 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-26 | Scott A Fyvie | 10 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-27 | Margaret M Brosnan | 12 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-2-29 | Robert L Gagnon | 1 Flores Del Notre,Fort Pierce, FL 34951-2879 |
| 013089 | 52.14-2-30 | Janis L Ruid | 25 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.14-2-31 | Matthew W Cavallo | 27 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.14-2-32 | Matthew W Cavallo | 27 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.14-4-1 | David Audi | 1656 Western Ave Ste 1,Albany, NY 12203 |
| 013089 | 52.14-4-2 | Ichiban Group, LLC | 2504 Peters Ln,Niskayuna, NY 12309 |
| 013089 | 52.14-4-3 | 1648 Western Avenue, LLC | 1648 Western Ave,Albany, NY 12203 |
| 013089 | 52.14-4-4 | Albany Hebrew Tailors | 115 Pinehurst Ave,Albany, NY 12203 |
| 013089 | 52.14-4-5 | Hebrew Farmers Association of | " |
| 013089 | 52.14-4-6 | Temple Israel | 600 New Scotland Ave,Albany, NY 12208 |
| 013089 | 52.14-4-31 | Jean J Cataldo | 11 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.14-4-32 | John Catalfamo | 13 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.14-4-33 | Vinicio A Feliz | 391 South Pearl St Apt 6,Albany, NY 12202 |
| 013089 | 52.14-4-34 | Robert J Zgrzepski | 17 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.14-4-35 | Shaun P Powers | 21 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.14-4-36 | Hebrew Farmers of Nassau | " |
| 013089 | 52.14-4-37 | Timothy W Burke | 9 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-4-38 | Michael DiBiase | 7 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-4-39 | Juan DeLaRosa | 3 Alton Rd,Albany, NY 12203 |
| 013089 | 52.14-4-40 | One Alton Road Associates LLC | 804 Huntington Ct,Albany, NY 12203 |
| 013089 | 52.18-1-1 | Richard E DeGonza Sr | 84 Chesterwood Dr,Selkirk, NY 12158 |
| 013089 | 52.18-1-2 | Rosemary VanderWarker | 24 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.18-1-3 | Virginia Sliter | 22 Patricia Ln,Albany, NY 12203 |
| 013089 | 52.18-1-4 | Salah Abdulghani Kolaib | 1 Ruth Ter,Albany, NY 12203 |
| 013089 | 52.14-4-7 | Hebrew Tailors | " |
| 013089 | 52.14-4-8 | Albany Hebrew Tailors c/o Jeffrey Teitel | 66 Oldox Rd,Delmar, NY 12054 |
| 013089 | 52.01-1-6 | Guilderland Devco LLC | 4 Clinton Sq,Syracuse, NY 13202 |
| 013089 | 52.01-1-8 | Albany H&S Hospitality LLC c/o MCHG | 15 Main St Ste 210,Freeport, ME 04032 |

| SWIS | PRINT KEY | NAME | ADDRESS | PAGE # 2 |
|--------|-----------|--------------------------|---------------------------------|----------|
| 013089 | 52.01-1-9 | Crossgates Releaseco LLC | 4 Clinton Sq,Syracuse, NY 13202 | |

4931
**TOWN OF GUILDERLAND
 CHECKLIST FOR VARIANCE**

RETURN TO:
ZONING ADMINISTRATOR
 PO BOX 339
 GUILDERLAND, NY 12084
 (518) 356-1980

FEES:
 COMMERCIAL - \$300 ✓
 RESIDENTIAL - \$50
 (payable to Town of Guilderland
 prior to scheduling public hearing)
Paid 12/8/22 R#9620

| | | |
|--|--------------------------------------|---------------------|
| APPLICANT INFORMATION: | PROPERTY | INFORMATION: |
| Name: <u>Melody Gong</u> | Owner: <u>Bhavik Desai</u> | |
| Address: <u>1232 Western Avenue</u> | Location: <u>1232 Western Avenue</u> | |
| <u>Guilderland, NY</u> Zip: <u>12203</u> | Tax Map #: <u>63.08-4-7</u> | |
| Daytime Phone #: <u>610-597-7250</u> | Zoning: <u>GB District</u> | |
| Date: <u>12-6-22</u> | Acreage: <u>1.49 Acres</u> | |
| Email: <u>Banghualbany@gmail.com</u> | | |

TO BE SUBMITTED:

- 1) 12 copies of application
- 2) Copy of conditional purchase contract or rental agreement if applicable
- 3) 12 copies of the project narrative containing the following: reasons which necessitate the need for a variance including a brief detailed description of the project
- 4) Architectural drawings of proposed project (if applicable)
- 5) 12 copies of survey or plot plan showing proposed project with:
 - side setback
 - front and rear setbacks
 - all existing buildings
 - location of proposed construction
 - total size of parcel
 - all topographic elevations necessary to show proposed variance

OTHER AGENCY APPROVALS OR RECOMMENDATIONS AS REQUIRED:

- 1) Town Water and Wastewater Management – 456-6474
- 2) Town Highway Department – 861-5108
- 3) NYS Department of Transportation – 765-2841
- 4) Albany County Health Department – 447-4631
- 5) Albany County Planning Board – 447-5660

APPLICATION AND APPEAL TO THE ZONING BOARD OF APPEALS FOR A VARIANCE, SPECIAL USE PERMIT OR AN INTERPRETATION OF THE ZONING ORDINANCE OR ZONING MAP.

**To Zoning Administrative Officer
Of the Town of Guilderland**

Date: 12-5-22

**To the Zoning Board of Appeals
Of the Town of Guilderland**

I, Melody Gong of Gong Cha, Owner _____
hereby appeal from the decision of the Zoning Administration Officer on my application
for zoning permit and hereby apply to the Zoning Board of Appeals for:

- An interpretation of the Zoning Ordinance or Zoning Map
- A Special Use Permit under the Zoning Ordinance or Zoning Map
- A Variance to the Zoning Ordinance or Zoning Map

1. Location of property
Address: 1232 Western Avenue Zoning: GB

2. Interpretation of the Zoning Ordinance is requested because:
Sign Location is less than 20'
from property line

3. Special Use Permit required for the following type of use:
installing a 3'x4' x12' high
sign

* 4. Variance to the Zoning Ordinance is requested for:
To install the sign(3'x4'x12' hight) within 5' of the
property line

*** Applicant shall complete form outlining conditions from Section 267-b of New York State Town Law pertaining to area variances.**

The applicant hereby certifies that he is the owner of record of the above property or has been duly authorized in writing by the owner of record to make this application.



Signature of applicant

AREA VARIANCE CONDITIONS

The Zoning Board of Appeals will not consider any application for an area variance complete until the following application is completed in full and submitted to the Zoning Department. The Zoning Board of Appeals will evaluate the applicant's responses and determine whether the applicant has adequately met the conditions for an area variance. The applicant is encouraged to attach additional sheets if necessary to fully answer the questions. The following conditions for an area variance are from Section 267-b of the New York State Town Law.

1) Whether an undesirable change will be produced in the character of the neighborhood or a detriment to nearby properties will be created by the granting of the area variance;

Will be not be any impact to the area because the overall strip/area has same characteristic

2) Whether the benefit sought by the applicant can be achieved by some method, feasible for the applicant to pursue, other than an area variance;

-Due to the lots and building configuration no many option will be available

3) Whether the requested area variance is substantial;

_ it is proposed to install a sign(3'x4'x12') high and it is _____
 -believed that no substantial area variance request is _____
 -sought _____

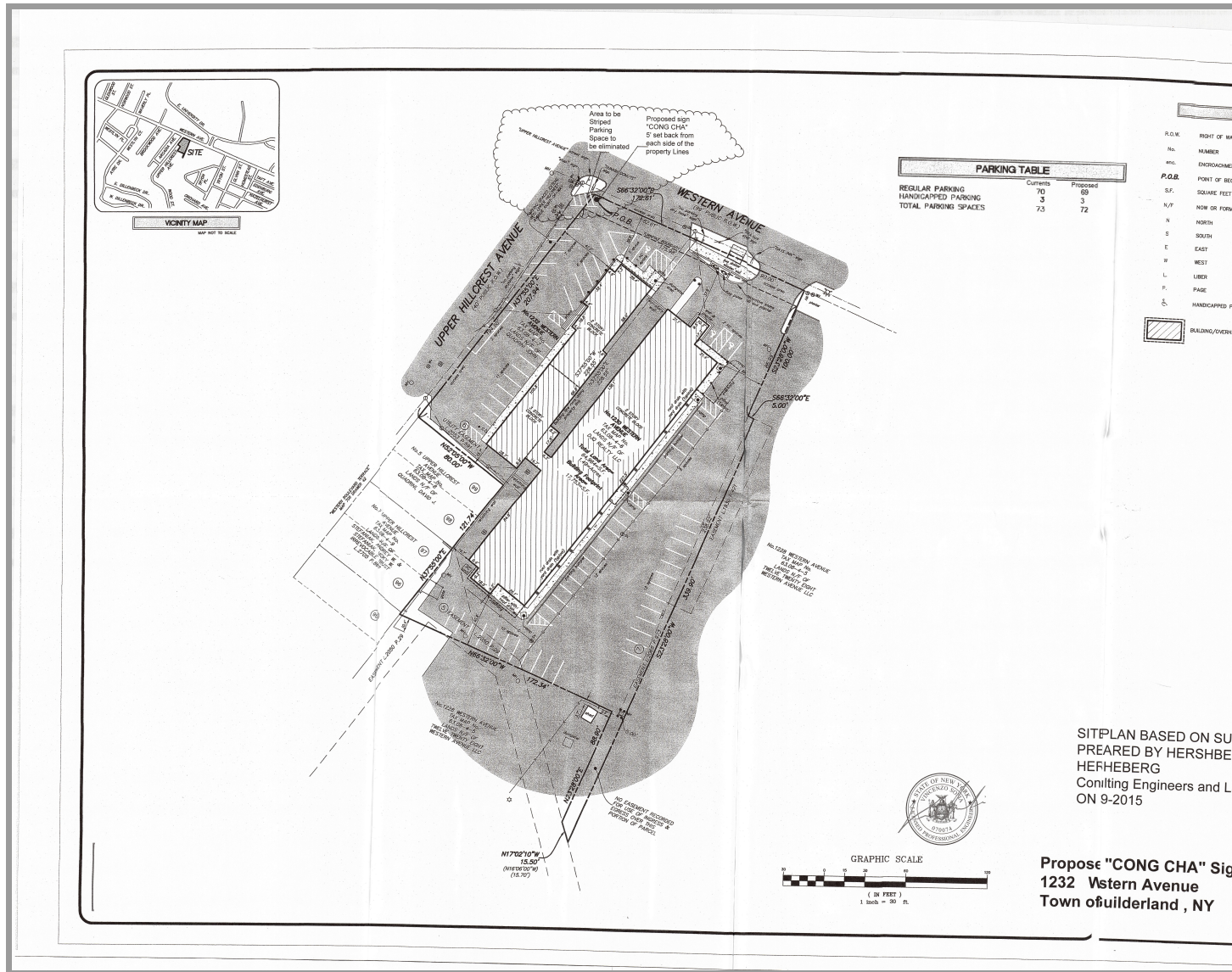
4) Whether the proposed variance will have an adverse effect or impact on the physical or environmental conditions in the neighborhood or district; and

_The installation of the sign will not impact the physical _____
 -environmental condition in the neighborhood or district _____
 -since the entire area and businesses have the same _____
 -physical conditions. _____

5) Whether the alleged difficulty was self-created, which consideration shall be relevant to the decision of the Zoning Board of Appeals, but shall not necessarily preclude the granting of the area variance:

The intend was to use the same location of the previous Dunkin Donuts _____
 sign .It is appears that this sign was installed outside the property line and _____
 allowed . Since that time laws,regulations were changed along with the road _____
 improvement . Therefore it is clear that this situation was not self created and _____
 should be relevant to the Board decision _____







**ALBANY COUNTY PLANNING BOARD
NOTIFICATION**

RECOMMENDATION DATE: January 19th, 2023

Case #: **10-230104140**
Project Name: **1232 Western Ave - Area Variance**
Project Location: 1232 Western Ave
Tax Map Number: 63.08-4-7
Referring Agency: Town of Guilderland Zoning Board of Appeals
Considerations: Area variance for the installation of freestanding sign within a required front setback.

ACPB Defer to local consideration

Recommendation:

1. This board has found that the proposed action will have no impact upon the jurisdictional determinant referring to this case, nor will it have significant countywide or intermunicipal impact.

Advisory:

Gopika Muddappa, Senior Planner
Albany County Planning Board

NOTE:

- This recommendation is rendered in compliance with applicable requirements of Section 239 of New York State General Municipal Law. Final determination on this matter rests with the appropriate municipal body.
- A recommendation of "APPROVE" or "MODIFY LOCAL APPROVAL" should not be interpreted as a recommendation by this body that the referring agency approve the matter referred. Such recommendation does not indicate that this body has reviewed all local concerns; rather the referral has met certain countywide considerations. Evaluation of local criteria is the responsibility of the referring agency.
- General Municipal Law Section 239 requires that the local agency notify the county within thirty days of its final action. Please use the OFFICIAL NOTICE OF LOCAL ACTION form that is attached for this purpose.
- General Municipal Law Section 239 sets forth the procedural requirements for taking local action contrary to the County Planning Board's recommendation of objection or conditional approval.
- Albany County is required to submit a Municipal Separate Storm Sewer System Permit (MS4) (No. GP-0-10-002) Notice of Intent (NOI) to comply with the NYS DEC permit for the control of wastewater and stormwater discharges in accordance with the Clean Water Act. Construction Activity Permit No. GP-0-1-001 issued by NYSDEC is also required for activity with soil disturbances of one acre or more. The law is required by the Clean Water Act to control point source discharges to ground water as well as surface waters.

**449 New Salem Road, Voorheesville, NY 12186
TELEPHONE: (518) 655-7932 FAX: (518) 765-3459**

In compliance with Article 12-B, Section 239 of New York State General Municipal Law, this serves as official notification to the Albany County Planning Board of the action taken on the application described above.

LOCAL ACTION ON ACPB RECOMMENDATION:

- AGREED WITH COUNTY PLANNING BOARD RECOMMENDATIONS TO MODIFY OR DISAPPROVE
- OVER-RULED COUNTY PLANNING BOARD RECOMMENDATIONS TO MODIFY OR DISAPPROVE

LOCAL DECISION ON PROJECT:

- PROJECT APPROVED
- PROJECT DISAPPROVED

VOTE RECORDED: _____ DATE OF LOCAL ACTION: _____

Set forth the reasons for any action contrary to the ACPB recommendations (use additional sheets if needed):

SIGNED: _____ TITLE: _____



Town of Guilderland

ALBANY COUNTY, ROUTE 20

P.O. BOX 339

GUILDERLAND, N.Y. 12084-0339

(518) 356-1980

PETER G. BARBER
SUPERVISOR

JACQUELINE M. COONS
CHIEF BUILDING AND ZONING
INSPECTOR

Notice is hereby given that the Zoning Board of Appeals of the Town of Guilderland, New York, will hold a public hearing pursuant to Articles IV & V of the Zoning Law on the following proposition:

Variance Request No. 4931

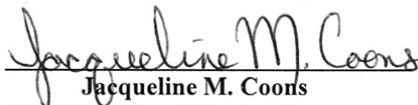
Request of Melody Gong for a Variance of the regulations under the Zoning Law to permit: the replacement of a pre-existing non-conforming, freestanding sign within 5ft of two right-of-ways where 20ft is required to identify Gong Cha.

Per Articles IV & V Sections 280-26 & 280-51 respectively

For property owned by Maharaj INC
Situated as follows: 1232 Western Avenue Albany, NY 12203
Tax Map # 63.08-4-7 Zoned: GB

Plans open for public inspection at the Building Department during normal business hours. Said hearing will take place on the 1st of February, 2023 at the Guilderland Town Hall beginning at 7:00pm.

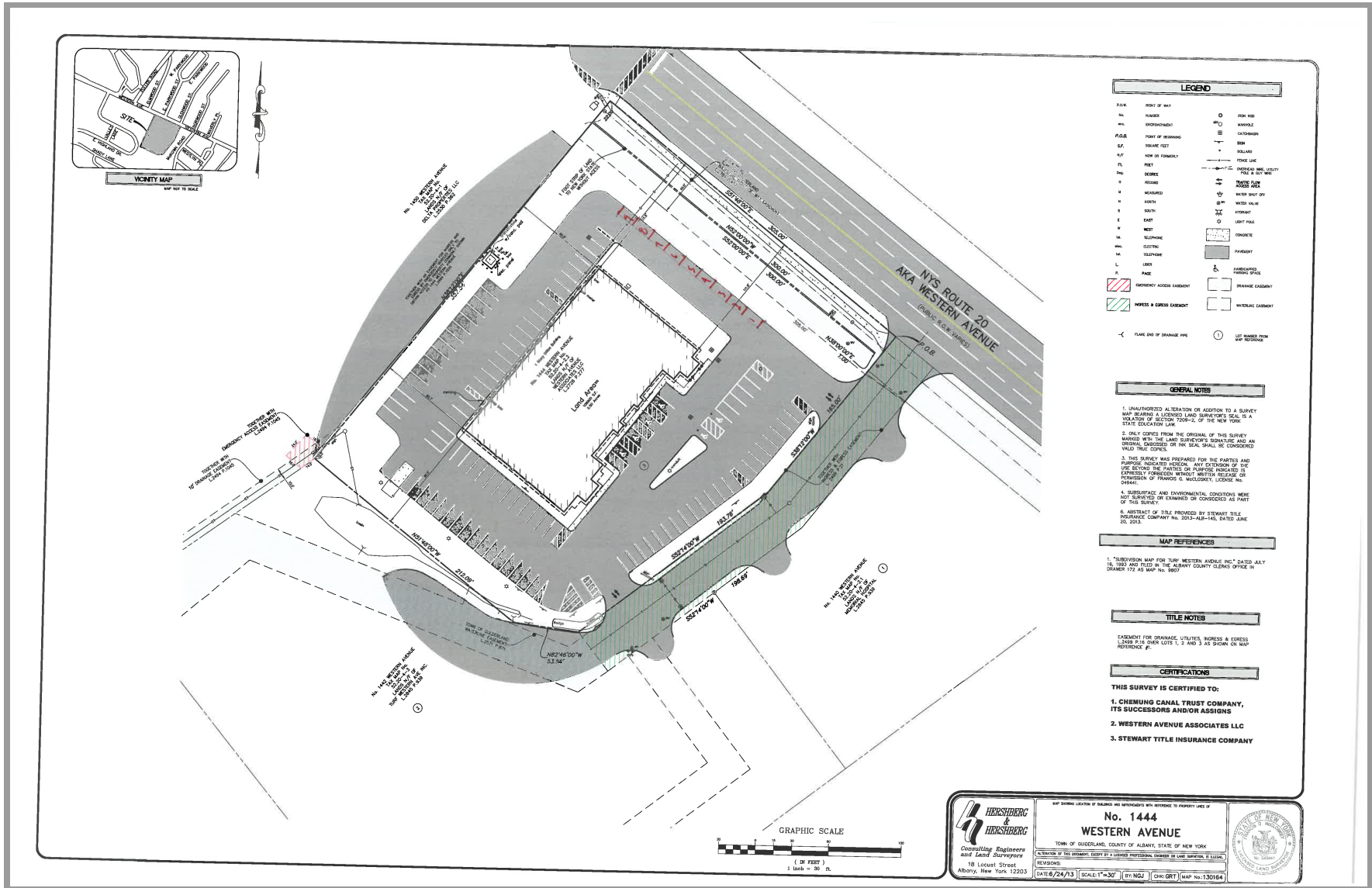
Dated: January 17, 2023


Jacqueline M. Coons
Chief Building & Zoning Inspector

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PAGE # 1

| SWIS | PRINT KEY | NAME | ADDRESS |
|--------|--------------|------------------------------|--|
| 013089 | 52.20-3-43 | Alice Torda | 2 Knowles Ter,Albany, NY 12203 |
| 013089 | 52.20-3-44 | Guilderland Town of | P.O. Box 339,Guilderland, NY 12084-0339 |
| 013089 | 52.20-3-45 | Top Dog Enterprises, LLC | 1571 Central Ave,Colonie, NY 12205 |
| 013089 | 52.20-3-46 | Top Dog Enterprises LLC | 1571 Central Ave,Albany, NY 12205 |
| 013089 | 52.20-3-47 | Pamela Fetcho | 123 Dunsbach Rd,Halfmoon, NY 12065 |
| 013089 | 52.20-3-48 | Rehabilitation Support | 5172 Western Tpke,Altamont, NY 12009 |
| 013089 | 52.20-3-49 | Son Tran | 1247 Western Ave,Albany, NY 12203 |
| 013089 | 52.20-3-50 | Alfredo Balarin | 55 Partridge St,Albany, NY 12206 |
| 013089 | 52.20-3-51 | Neil H Hansen | 1243 Western Ave,Albany, NY 12203 |
| 013089 | 52.20-3-52 | Philip DeLaCruz | 4 County Route 401,South Westerlo, NY 12083 |
| 013089 | 52.20-3-53 | Philip DeLacruz | 4 County Route 401,So. Westerlo, NY 12083 |
| 013089 | 52.20-3-54 | Philip M DeLaCruz | 4 County Route 401,South Westerlo, NY 12083 |
| 013089 | 52.20-3-55 | 1229 Western Ave LLC | 1258 Central Ave,Albany, NY 12205 |
| | | c/o Lia Auto Group | |
| 013089 | 52.20-4-64 | Katie M Ganc | 5 Brookwood Ave,Albany, NY 12203 |
| 013089 | 52.20-4-65 | Chad Hansen | 3 Brookwood Ave,Albany, NY 12203 |
| 013089 | 52.20-4-66 | McKownville Fire District | 1250 Western Ave,Albany, NY 12203 |
| 013089 | 63.08-3-2 | Christine Fiato | 224 Krumkill Rd,Slingerlands, NY 12159 |
| 013089 | 63.08-3-3 | Kale M Fiato | 109 Arcadia Ave,Albany, NY 12203 |
| | | Bella Design | |
| 013089 | 63.08-3-4 | Martha Fiato | 109 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-6 | Timothy Vermette | 115 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-7 | Kayleah Morris | 117 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-8 | Kelly A McGuirk | 86 Osborne Rd,Albany, NY 12205 |
| 013089 | 63.08-3-9 | Spencer D Noakes | 121 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-10 | Rosemarie Muhammed | 123 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-12 | Suzanne DAversa | 19 Blue Creek Ln,Latham, NY 12110 |
| 013089 | 63.08-3-21 | Kanti Tripathi | 3 King St,Albany, NY 12203 |
| 013089 | 63.08-3-22.1 | Feliks Minkin | 18 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-3-23 | Timothy Thomas Shelly | 116 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-24 | Spencer Noakes | 121 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-25 | Richard Costanzo | 112 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-26 | Branden Leigh Eggan | 20 Clarendon Rd,Albany, NY 12203 |
| 013089 | 63.08-3-27 | Robert A Nicklas | 108 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-28 | Gialanella Real Estate LLC | 6 Strathmore Dr,Loudonville, NY 12211 |
| 013089 | 63.08-3-29 | Carmella T DiBella | 104 Arcadia Ave,Albany, NY 12203 |
| 013089 | 63.08-3-30 | Francis Jasiewicz | 240 Donald Ave,Schenectady, NY 12304 |
| 013089 | 63.08-3-31 | McKownville Fire Dist | 1250 Western Ave,Albany, NY 12203 |
| 013089 | 63.08-3-32 | E S Farmer Boys LLC | 199 Woods Edge Ct,Voorheesville, NY 12186 |
| 013089 | 63.08-3-33 | E S Farmer Boys LLC | 199 Woods Edge Ct,Voorheesville, NY 12186 |
| 013089 | 63.08-3-34 | So Jung Kim | 12 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-3-35 | Paul O Sweeney | 16 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-3-36 | Feliks Minkin | 18 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-3-39 | Kelley Mitchum | 1 King St,Albany, NY 12203 |
| 013089 | 63.08-4-3 | 1210 Western Ave LLC | P.O. Box 1366,Guilderland, NY 12084 |
| 013089 | 63.08-4-4 | Angelina Multari | 1119 Western Ave,Albany, NY 12203 |
| 013089 | 63.08-4-5 | Albany Place Development LLC | 38 Hospital Rd,Tuxedo, NY 10987 |
| 013089 | 63.08-4-6 | Maharaj Inc | 1230 Western Ave,Albany, NY 12203 |
| 013089 | 63.08-4-7 | Maharaj Inc | 1230 Western Ave,Albany, NY 12203 |
| 013089 | 63.08-4-7.1 | Maharaj Inc | 1230 Western Ave,Albany, NY 12203 |
| 013089 | 63.08-4-8 | Marius V Rusu | 1 Wood St Apt 1,Albany, NY 12203 |
| 013089 | 63.08-4-9 | Andrey W Stefaniak | 7 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-4-10 | Barbara J Sickler | 9 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-4-11 | Xue H Wang | 11 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-4-12 | Michael W Noyse | 79 Old Karner Rd,Albany, NY 12205 |
| 013089 | 63.08-4-13 | Susan M Gallagher | 15 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-4-14 | Louis P Santandrea Jr | 17 Upper Hillcrest Ave,Albany, NY 12203 |
| 013089 | 63.08-4-15 | Bin Yang | 25 Upper Hillcrest Ave,Albany, NY 12203-3369 |



Wall Sign

Town of Guilderland
PO Box 339
Guilderland, NY 12084
(518) 356-1980 - Phone
(518) 356-1990 - Fax



Application for Sign Permit

DATE: 12-19-22

APPLICANT INFORMATION:

Name: Shirley Gophers
Mailing Address: 102 Central Ave Albany NY 12208
Property Address: 518 459 7446
Daytime phone # _____
Owner: 1671 Western Ave LLC
Mailing Address: 1671 Western Ave Guilderland NY
Property Address: 1671 Western Ave
Daytime phone # _____

PLEASE FILL IN THE APPROPRIATE INFORMATION:

Sign: _____ permanent _____ bidg. mounted _____ * temporary _____ * temporary
free standing _____ * please indicate length of time requested

SIZE OF SIGN: _____ size of letters/symbols _____ ESTIMATED COST _____
_____ one sided or _____ two sided _____
_____ total height of sign _____ total sq ft of signage _____
_____ total sq ft of other signs for property _____
_____ total sq ft of all signs combined for business _____

** No more than 2 rectangles may be used to enclose and measure the area of a sign

ILLUMINATION: internal _____ external (if external, where would lighting be placed)

U.L. label required on all illuminated signs. Wiring and other electrical details shall be shown on plans.

COLORED RENDERING SHALL INCLUDE THE FOLLOWING:

- _____ dimensions on all items, including letters or symbols on signs
- _____ colors shown to be exactly as actual sign
- _____ materials used

Fees: Temporary Banner \$50 each
Sign Panel Replacement \$75 each (1-sided or 2-sided)
New Sign \$100 each

PLOT PLAN: One plot plan of the parcel on which the sign is to be placed shall also be submitted delineating property lines, street lines, building locations and dimensions and parking areas. Other signs shall be noted showing the exact location and size of said signs. Proposed sign shall be shown including dimensions of setbacks from property lines (20' front yard).

Where a parcel has more than one frontage, the primary frontage shall be designated on the plot plan.

Plot plan should show where the proposed sign would be located and shall include the length of building if sign will be placed on facade.

Please fill out a Building Permit for each individual sign. Said Building Permit shall be accompanied with a non-refundable check for the Building Permit fee and the following:

1. Structural details, including found along, vertical and horizontal supports, framing and fastening and joining methods and materials.
2. Statement prepared by a licensed NYS engineer indicating sign structure complies with Building Code of NYS.

******* All plans shall bear a signature, mailing address and daytime phone # of the owner, applicant or designer responsible for design of sign.

I have read, understood and have provided the information requested from the check list provided. I hereby make application to the Zoning Board of Appeals, Town of Candlerland, to permit the placement of a sign as described throughout and in the provided.



FOR OFFICE USE ONLY

Reviewed by: _____

Date: _____

Check # and amount for building permit: _____

Scheduled for hearing on: _____

Approved: _____

Denied: _____

Sign permit #: _____

MONUMENT SIGN WITH PUSH THRU LETTERS

60.in
65.in
11.5.in
1671

General Notes:

1. All work shall comply with the Building Code of New York State and all local codes, ordinances, rules and regulations.
2. All electrical work shall comply with the National Electrical Code. Provide inspection certificate from Commonwealth or other inspection agency acceptable to the authorities having jurisdiction.
3. Provide all necessary safety precautions throughout the entire work period.
4. No work shall begin prior to the issuance of the required permits by the building code enforcement office.
5. All penetrations of building envelope systems shall be caulked, gasketed, weather striped or otherwise sealed.
6. All materials and workmanship shall conform to generally accepted standards as they pertain to the depicted fabrication and installation.

monument sign with decorative floral inlay. sign to have pvc cut address at bottom top wording to be backlit white plexiglas push thru letters. brushed gold reveal trim around floral area. floral are to be changed during different seasons. floral area to be 3" deep

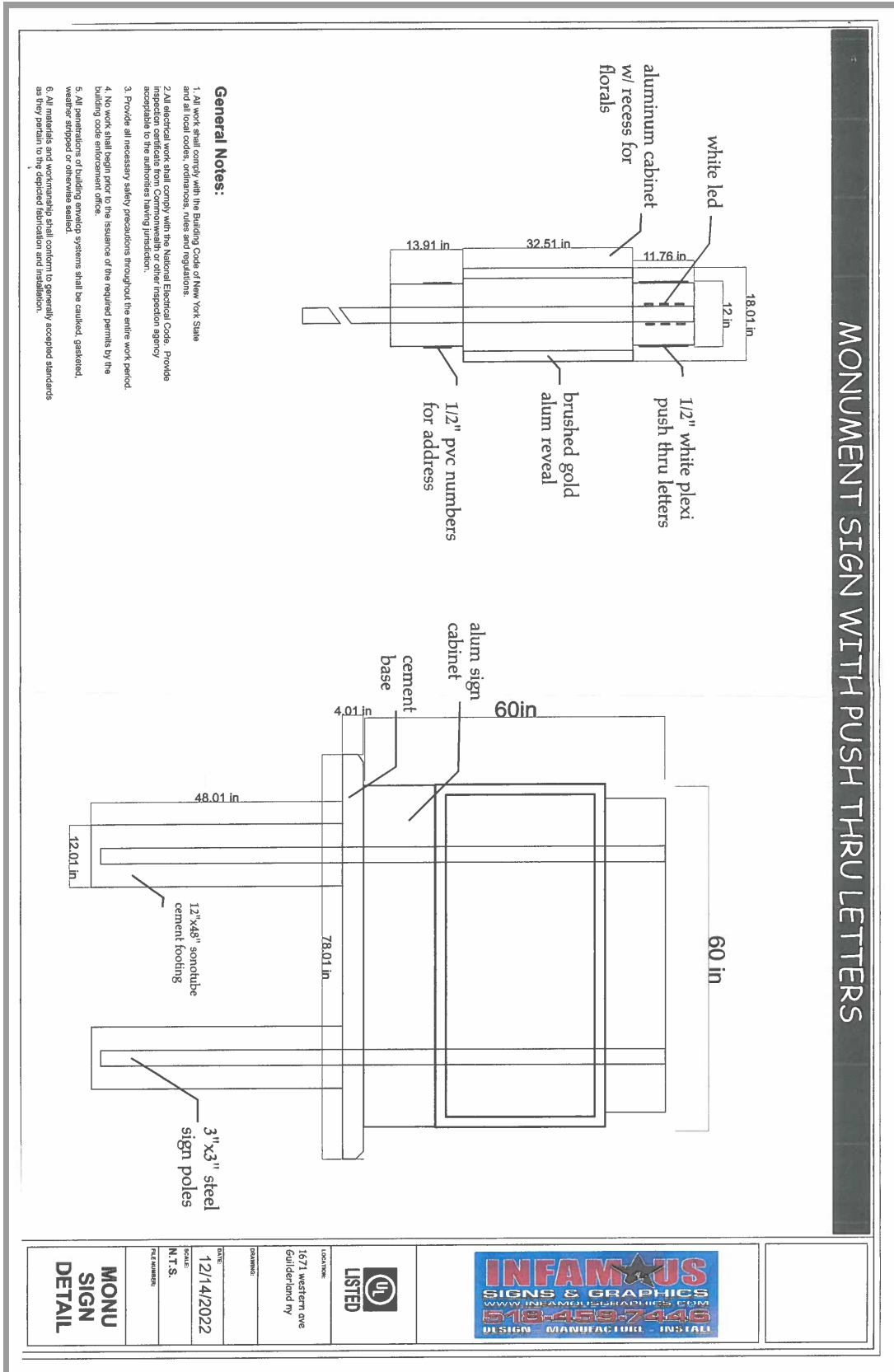
UL LISTED

INFAMOUS
SIGNS & GRAPHICS
WWW.INFAMOUSGRAPHICS.COM
518-459-7446
DESIGN • MANUFACTURE • INSTALL

LOCATION:
1671 western ave
Guilderland ny

DATE:
12/14/2022

SIGN:
MONU
SIGN

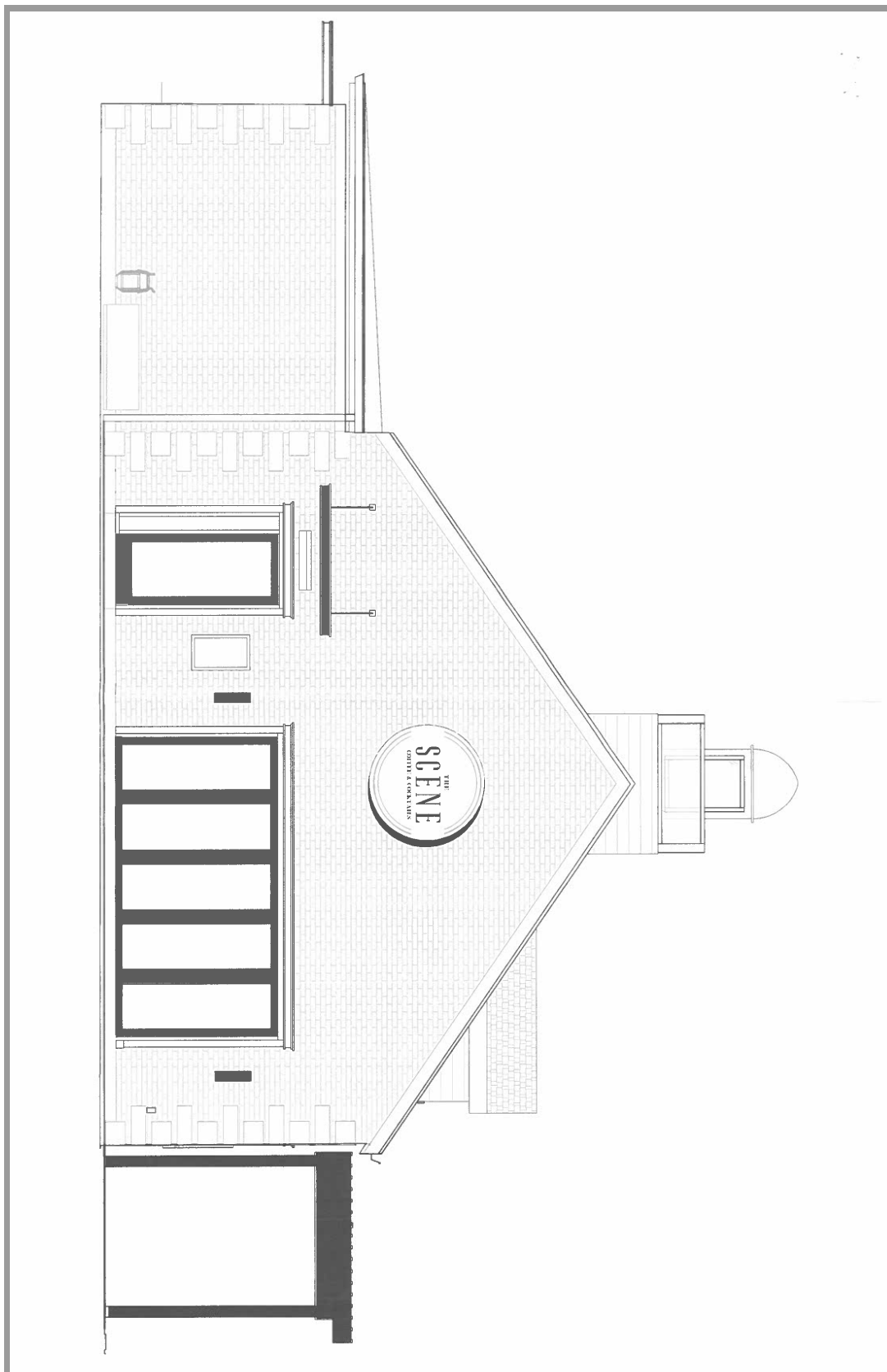


MONUMENT SIGN WITH PUSH THRU LETTERS

General Notes:

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6. All materials and workmanship shall conform to generally accepted standards as they pertain to the depicted fabrication and installation.

| | |
|------------------------------------|---|
| | LOCATION: 1677 WESTERN AVE GUILDFORD NY |
| | DATE: 12/14/2022 |
| DRAWING: SIGN | SCALE: N.T.S. |
| PROJECT: MONU SIGN DETAIL | |



THE SCENE

COFFEE & COCKTAILS

General Notes:

1. All work shall comply with the Building Code of New York, State and all local codes, ordinances, rules and regulations.
2. All electrical work shall comply with the National Electrical Code. Provide inspection certificate from Commonwealth or other inspection agency acceptable to the authorities having jurisdiction.
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6. All materials and workmanship shall conform to generally accepted standards as they pertain to the depicted fabrication and installation.

WALL MOUNT LIGHT BOX

Single sided internally illuminated sign box sign to have internal white led. face to be plexiglas with translucent graphics and black trim cap. cabinet to be aluminum with black finish

existing wall

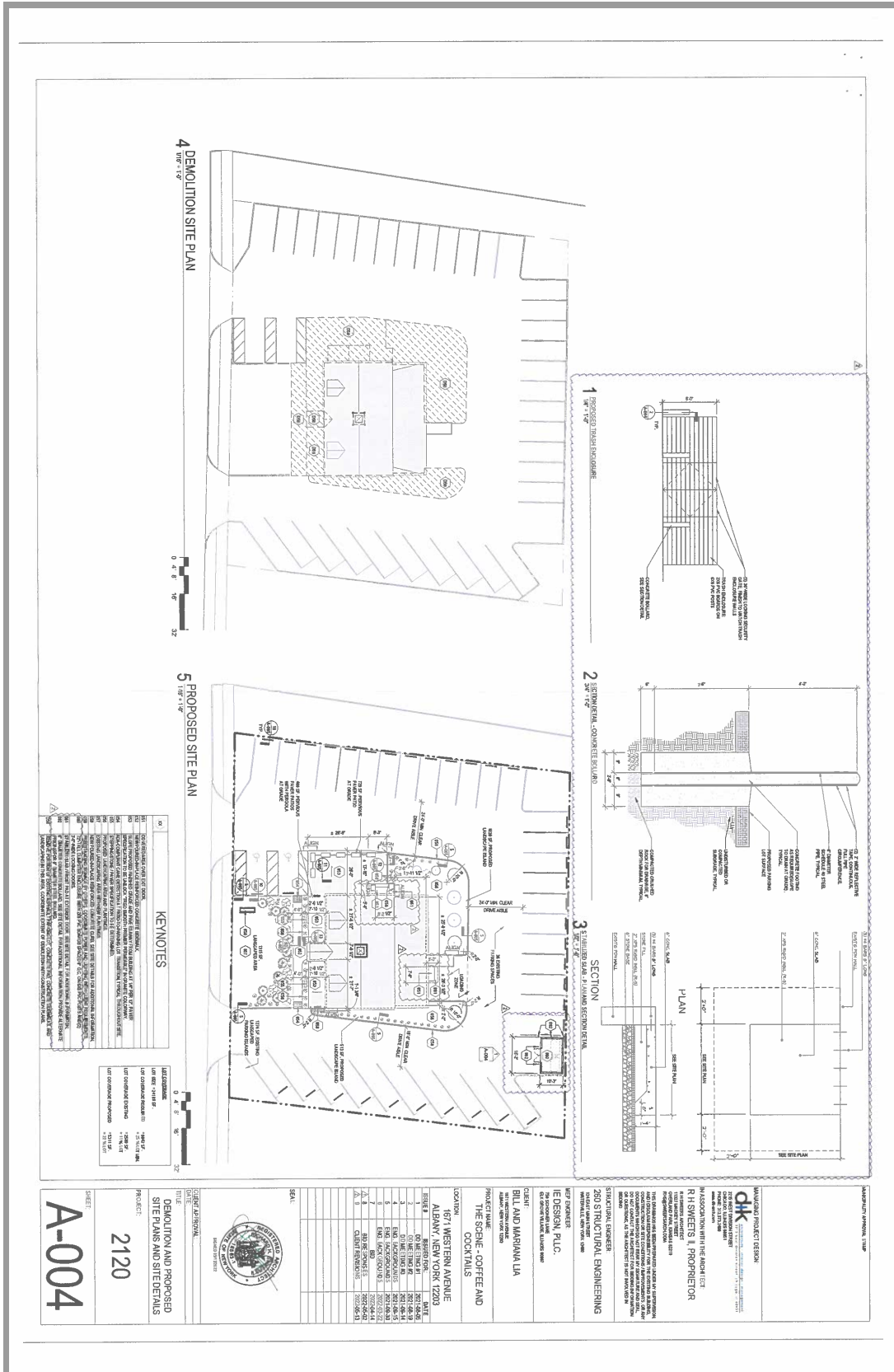
aluminum sign box

white plexiglas with trim cap

white led

5/16" x 4" masonry fasteners

| | | | |
|-------------------------|--|---|--|
| | <p>LOCATION: 1671 western ave Guilderland ny</p> | <p>WWW.INFAMOUSGRAPHICS.COM 618-469-7446 DESIGN - MANUFACTURE - INSTALL</p> | |
| <p>WALL SIGN</p> | <p>DATE: 12/14/2022</p> <p>SCALE: N.T.S.</p> <p>DRAWN BY: T.M.</p> | | |



4 DEMOLITION SITE PLAN
1/8\"/>

5 PROPOSED SITE PLAN
1/8\"/>

KEYNOTES

- 1. EXISTING CONCRETE FOUNDATION
- 2. EXISTING CONCRETE FOUNDATION
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- 100. EXISTING CONCRETE FOUNDATION

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| 100 | ISSUED FOR PERMIT | 11/14/18 |

SHEET
A-004

TITLE
**DEMOLITION AND PROPOSED
SITE PLANS AND SITE DETAILS**

PROJECT
2120



DATE: 11/14/18
SCALE: AS SHOWN
PROJECT NO: 2120
SHEET NO: A-004

OWNER: THE COCKTAILS
PROJECT NO: 2120
ADDRESS: 1671 WESTERN AVENUE, ALBANY, NEW YORK 12203

CLIENT: BILL AND MARIANNA LA
ADDRESS: 1671 WESTERN AVENUE, ALBANY, NEW YORK 12203

PROJECT NO: 2120
SHEET NO: A-004

MANAGED PROJECT DESIGN
CHK
REGISTERED PROFESSIONAL ENGINEER
NO. 12345
STATE OF NEW YORK
R. H. SMITH
1671 WESTERN AVENUE, ALBANY, NY 12203
PH: 518-486-1234
F: 518-486-5678
WWW.RHS-ENGINEERING.COM

THIS DRAWING IS THE PROPERTY OF R. H. SMITH ENGINEERING. IT IS TO BE USED ONLY FOR THE PROJECT AND SITE SPECIFICALLY IDENTIFIED HEREON. IT IS NOT TO BE REPRODUCED, COPIED, OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM, WITHOUT THE WRITTEN PERMISSION OF R. H. SMITH ENGINEERING.

DATE: 11/14/18
SCALE: AS SHOWN
PROJECT NO: 2120
SHEET NO: A-004

Town of Guilderland
PO Box 339
Guilderland, NY 12084
(518) 356-1980 - Phone
(518) 356-1990 - Fax



Application for Sign Permit

DATE: 12-6-22

APPLICANT INFORMATION:

| | | | |
|-----------------------|---|-----------------------|--------------|
| Name | Gong Cha | Owner | Bhavik Desai |
| Mailing Address | | Mailing Address | |
| 1232 Western Avenue | | 1232 Western Avenue | |
| Guilderland, NY 12203 | | Guilderland, NY 12203 | |
| Daytime Phone # | 610-597-7250 | Daytime Phone # | 610-597-7250 |
| Property Address | 1232 Western Avenue Guilderland, NY 12203 | | |

Please fill in the appropriate information:

SIGN: permanent permanent _____ * temporary _____ * temporary
 free standing bldg. mounted free standing bldg. mounted
 * please indicate length of time requested

SIZE OF SIGN: 3 ' 4 ' & _____
 size of letters/symbols
 one sided or two sided ESTIMATED COST 5,000
 12 sf per side 24 total sf of signage FEE _____
 12 total height of sign
 _____ total sf of other signs for property
 24 total sf of all signs combined for business

** No more than 2 rectangles may be used to enclose and measure the area of a sign

ILLUMINATION: x internal _____ external (if external, where would lighting be placed)

U.L. label required on all illuminated signs. Wiring and other electrical details shall be shown on plans.

COLORED RENDERING SHALL INCLUDE THE FOLLOWING:

_____ dimensions on all items, including letters or symbols on signs
 _____ colors shown to be exactly as actual sign
 _____ materials used

Fees: Temporary Banner \$50 each
 Sign Panel Replacement \$75 each (1-sided or 2-sided)
 New Sign \$100 each

PLOT PLAN: One plot plan of the parcel on which the sign is to be placed shall also be submitted delineating property lines, street lines, building locations and dimensions and parking areas. Other signs shall be noted showing the exact location and size of said signs. Proposed sign shall be shown including dimensions of setbacks from property lines (20' front yard).

Where a parcel has more than one frontage, the primary frontage shall be designated on the plot plan.

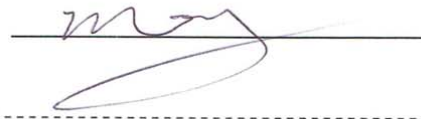
Plot plan should show where the proposed sign would be located and shall include the length of building if sign will be placed on façade.

Please fill out a Building Permit for each individual sign. Said Building Permit shall be accompanied with a non-refundable check for the Building Permit fee and the following:

1. Structural details, including foundation, vertical and horizontal supports, framing and fastening and joining methods and materials.
2. Statement prepared by a licensed NYS engineer indicating sign structure complies with Building Code of NYS.

***ALL plans shall bear signature, mailing address and daytime phone # of the owner, applicant or designer responsible for design of sign.

I have read, understood and have provided the information requested from the checklist provided. I hereby make application to the Zoning Board of Appeals, Town of Guilderland, to permit the placement of a sign as described throughout and in the provided.



A handwritten signature in blue ink is written over a solid horizontal line. Below the signature is a dashed horizontal line.

FOR OFFICE USE ONLY

Reviewed by:

Date:

Check # and amount for building permit:

Scheduled for hearing on:

Approved: _____ Denied: _____

Sign permit # :



Town of Guilderland
PO Box 339
Guilderland, NY 12084
(518) 356-1980 - Phone
(518) 356-1990 - Fax



Application for Sign Permit

DATE: _____

APPLICANT INFORMATION:

| | |
|---|--|
| Name <u>ERIC CHEN Hong Tai Contractor</u> | Owner <u>William Rellenber</u> |
| Mailing Address <u>1252 Centre AV</u> | Mailing Address <u>1660 Westren AV</u> |
| <u>Albany NY 12205</u> | <u>Albany NY 12203</u> |
| Daytime Phone # <u>518 982 6652</u> | Daytime Phone # <u>518 886 0055</u> |
| Property Address <u>1660 Westren AV</u> | <u>Albany NY 12203</u> |

Please fill in the appropriate information:

SIGN: permanent free standing permanent bldg. mounted * temporary free standing * temporary bldg. mounted
 * please indicate length of time requested

SIZE OF SIGN: 36" X 60" & X
 size of letters/symbols
 one sided or two sided ESTIMATED COST 16000
 sf per side total sf of signage FEE 75
14' total height of sign
 total sf of other signs for property
 total sf of all signs combined for business

** No more than 2 rectangles may be used to enclose and measure the area of a sign

ILLUMINATION: internal external (if external, where would lighting be placed)

U.L. label required on all illuminated signs. Wiring and other electrical details shall be shown on plans.

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FOR OFFICE USE ONLY

Reviewed by:

Date:

Check # and amount for building permit:

Scheduled for hearing on:

Approved: _____ Denied: _____

Sign permit # :

