

therefore the parking available should be adequate. Acting Chairman Martin felt that the parking requirements are adequate after Mr. Laberge's explanation.

Commissioner Hart made a motion to approve RGWC LLC at 18 Computer Drive West Ste. 102. Commissioner Chudzinski seconded the motion.

VOTE: Unanimous to approve the application as presented.

APPLICANT:

**11 WALKER WAY
PRO EDGE REMODELING INC.
(CHANGE OF OCCUPANCY)**

Mr. Jerry Mirochnik, property owner, presented a change of occupancy application for Pro Edge Remodeling at 11 Walker Way. The tenant was not present. Mr. Mirochnik stated that this tenant is currently operating out of 3 Walker Way and is proposing to move to 11 Walker Way. Pro Edge Remodeling is a replacement window company, and all products are shipped to the warehouse twice per week. Mr. Mirochnik stated that this tenant will occupy the entire building. Commissioner Chudzinski asked if there will be any outside storage. Mr. Mirochnik stated no.

Mr. Mirochnik stated that this site will have five full time employees who will be in the office daily and seven sale department employees who come to the site at varying times. All employees are on site for a weekly meeting. Subcontractors will come to the site, pick up their products and deliver directly to customer. Mr. Mirochnik explained that the peak time is morning and stated that the parking is sufficient on site. Acting Chairman Martin asked if the old products are brought back to the site to be dumped in the on site dumpsters. Mr. Mirochnik stated that he believed all garbage and materials are disposed of at the project site. Acting Chairman Martin stated that he would like to add a condition to an approval to indicate the onsite dumpster is for garbage only, no construction debris.

Commissioner Keegan noted that a 20 yard dumpster is a large dumpster not to be used for construction materials. Mr. Mirochnik stated that is what is required by the tenant, the dumpster will be located behind the building. Commissioner Splonskowski stated that the handicap parking spaces are non-compliant and explained that the spaces need to be re-painted and install new signs.

Commissioner Hart made a motion to approve Pro Edge Remodeling Inc. at 11 Walker Way with the condition that the handicap parking spaces are re-painted, and signs installed prior to CO and there be no construction debris dumped in the on site dumpster. Commissioner Judge seconded the motion.

VOTE: Unanimous to approve as conditioned.

Mr. Mirochnik returned to the Commission and stated that he spoke with the tenant who explained that they will be using the dumpster for old windows and other construction debris. Commissioner Keegan asked where the dumpster will be located. Mr. Mirochnik stated that it will be located behind the building and indicated on the provided site plan where the dumpster will be placed. Commissioner Keegan stated that the dumpster cannot be placed on the greenspace Mr. Mirochnik

stated that if the dumpster goes on the pavement, a parking spot will be lost and parking requirement will be short. Engineer Laberge calculated the parking requirement and determined that this site needs 11 parking spaces, there is 15 total spaces on site. Engineer Laberge stated that the site plan should show the greenspace and site statics.

Commissioner Hart made a motion to withdraw the conditioned approval for Pro Edge Remodeling Inc at 11 Walker Way pending the submittal of an updated site plan showing the dumpster location. Commissioner Judge seconded the motion.

VOTE: Unanimous to withdraw the approval. The tenant will return with more information.

APPLICANT:

**1770 CENTRAL AVE
CROWN CASTLE/VERIZON
(TELECOMMUNICATIONS)**

Ms. Annemarie Zsamba, representing Crown Castle presented a telecommunication site plan for equipment swap outs at 1770 Central Ave. Ms. Zsamba stated that Verizon is the existing carrier and Crown Castle will be swapping out nine of the 12 antennas for new models. Ms. Zsamba explained that this site is an eligible facility as regulated under referral law. Ms. Zsamba stated that there will be no height changes to the equipment.

Commissioner Hart asked if there will be any color changes or modifications to the tower itself. Ms. Zsamba stated that the colors will remain the same and there will be no modifications to the tower, just the antennas. Engineer Laberge stated that according to the provided documents, there will be an increase of two feet in height and added that the height change is will well within the allowable requirements.

Acting Chairman Martin asked why the swap outs are needed. Ms. Zsamba stated that they are upgrading the technology.

Commissioner Hart made a motion to approve Crown Castle at 1770 Central Ave for modifications to the existing site plan for the telecommunication antennas. Commissioner Judge seconded the motion.

VOTE: Unanimous to approve the application as submitted.

APPLICANT:

**1704 CENTRAL AVE
BARBER APOTHECARY
(CHANGE OF OCCUPANCY)**

Mr. Thomas Grisby, owner presented a change of occupancy application for 1704 Central Ave. Mr. Grisby stated that he owns the Fade & Beard Barber Store and was previously approved for one barber station. He explains that he wants to convert the barber shop to retail, selling soaps and moisturizers, along with his one barber chair. Mr. Grisby explains the shop would be both retail and salon, he is rebranding his business to Barber Apothecary.

Acting Chairman Martin asked if there was a parking agreement with the landlord. Mr. Grisby stated that there are 10 parking spaces available to him in the rear of the building. Mr. Grisby stated that his lease agreement allows for additional parking on the adjacent site, also owned by Brian Olsen. Acting Chairman Martin pointed out that with the additional parking the applicant could add additional chairs. The applicant stated that at this time he was not interested in adding chairs. It was noted that should he wish to add chairs he would need to return to the Commission for approval. At that time, he would need to bring a copy of the lease demonstrating the availability of the additional spaces. Acting Chairman Martin stated that the application says no hazardous material but the narrative discusses the locations of hazardous material on site. Acting Chairman Martin asked for clarification regarding hazmat. Mr. Grisby stated that the hazmat items are common cleaning supplies and are stored in a top shelf cabinet. The Commission determined these were not to be considered hazardous material in the true sense of the definition.

Commissioner Hart made a motion to approve Barber Apothecary at 1704 Central Ave for a change of occupancy. Commissioner Keegan seconded the motion.

VOTE: Unanimous to approve the application as submitted.

APPLICANT:

**12 PETRA LANE
LACED UP
(CHANGE OF OCCUPANCY)**

Mr. Elliot Feinman, property owner, presented a change of occupancy application for Laced Up at 12 Petra Lane. Mr. Feinman stated that the tenant space was previously occupied by Champion and stated that Laced Up is a wholesale sneaker retailer with 5-6 other stores in the area. Acting Chairman Martin asked if there are any more vacant tenant spaces in the building. Mr. Feinman stated that with this tenant, the building will be full. Acting Chairman Martin asked about the weekend hours of operation. Mr. Feinman stated that Saturday and Sunday are as needed when shipping needs require it. The weekend hours would be 8 am – 6 pm.

Commissioner Splonskowski stated that the parking lot is not ADA complaint. Commissioner Splonskowski stated that there are two handicap spaces in front and two on the side. The 2 spaces on the side of the building require signs. Commissioner Splonskowski stated that the parking spaces need to be re-painted and have the appropriate signage per code. Mr. Feinman agreed.

Commissioner Hart made a motion to approve Laced Up at 12 Petra Lane suite 3 with the condition that all handicap parking spaces are code compliant with proper signage and striping prior to issuance of CO. Commissioner Chudzinski seconded the motion.

VOTE: Unanimous to approve the applicant as conditioned.

APPLICANT:

**1524 CENTRAL AVE
PTM SOLAR
(CHANGE OF OCCUPANCY)**

The applicant nor property owner was present. The Commission did not entertain this application and tabled it for a future meeting.

DISCUSSION:

Attorney Caponera submitted the original recorded easement for 1560 Central Ave, Stewart's. The easement will be filed with the Village documents.

Commissioner Hart made a motion to adjourn the meeting. Commissioner Splonskowski seconded the motion.

VOTE: Unanimous to adjourn the meeting at 7:15 p.m.

Respectfully Submitted,

Alexandra M. Hart
Planning Coordinator
Village of Colonie