

John Clarkson
Town Supervisor

Robert Leslie, AICP
Director of Planning

TOWN OF BETHLEHEM
Albany County - New York
ECONOMIC DEVELOPMENT AND PLANNING
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Town of Bethlehem Development Planning Committee (DPC) Meeting Notes
Thursday, March 19, 2015
10:00 AM
Bethlehem Town Hall, Room 101

Town Attendees:

- John Clarkson, Supervisor
- John Smolinsky, Chairman Town Planning Board
- Robert Leslie, Director of Economic Development and Planning
- Paul Penman, Town Engineer
- Mark Platel, Assistant Building Inspector
- Elizabeth Staubach, Economic Development Coordinator
- Terry Ritz, Assistant Engineer
- Ken Kovalchick, Senior Planner
- Deborah Kitchen, Planning Board Secretary
- Howard Hyer, Director of Field Operations
- Dave Rice, Assistant Building Inspector
- Kathleen Reid, Administrative Assistant to the Board of Appeals
- Brent Meredith, Superintendent of Highways
- Brian Kise, Assistant Engineer

Applicant Representatives: Daniel Sanders, Harris A. Sanders, Architects, P.C.
Patrick Mitchell, Creighton Manning
Ted Ranslow, Creighton Manning

1. Applicant: 200 Delaware, LLC

Tax maps 86.10-1-3

Project proposes a mixed use building with first floor office space and two apartments on the second floor. Project is in the Elsmere fire district, in a Commercial Hamlet zone, in water district, in sewer district, and in the Bethlehem Central School District.

Project proposes the demolition of the existing one story building on site and the construction of a two story mixed use building. The new building will be approximately 5,000 square feet. The first floor will be a medical office use with visitor coming to the site on an appointment basis. The second floor will be two, two bedroom two bathroom apartment units. Proposal meets current zoning requirements and there were no comments from the Committee.

2. Applicant: McNeary Inc.

Tax maps 108.00-1-10.32

Project proposes the development of a 122,500 square foot warehouse facility. Project is in the Selkirk fire district, in a Heavy Industrial zone, in water district, not in sewer district and in the Ravana-Coeymans-Selkirk School District.

The 10.75 acre parcel is currently vacant and a proposed warehouse project is in the concept phase. The property owner does not have an end user identified for the site but is attempting to bring the site to a shovel ready condition. There were no comments from the Committee.

Questions – Contact Liz Staubach, 439-4955 ext. 1189