



CITY OF ALBANY

Planning Board Site Plan Approval Application

Project Name: The Eleftheria

Address of Project: 241 South Allen Street

Property Owner(s): 241 South Allen St. Housing, LLC

Owner Address: c/o Hershberg & Hershberg, 18 Locust St., Albany, NY 12203

Telephone: (518) 459-3096 Fax: (518) 459-5683

Email: dan@hhershberg.com

Applicant or Agent: Daniel R. Hershberg, P.E. & L.S.

Applicant Address: c/o Hershberg & Hershberg, 18 Locust St., Albany, NY 12203

Telephone: (518) 459-3096 Fax: (518) 459-5683

Email: dan@hhershberg.com

Project ~~XXXX~~ /Engineer: Daniel R. Hershberg, P.E. & L.S.

Applicant Address: c/o Hershberg & Hershberg, 18 Locust St., Albany, NY 12203

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Email: dan@hhershberg.com

LAND USE
200 Henry Johnson Boulevard
Albany, NY 12210
(fax) 518.434.5294

BOARD OF ZONING APPEALS
PLANNING BOARD
Brad Glass
518.445.0754
zoning@ci.albany.ny.us

HISTORIC RESOURCES COMMISSION
Rich Nicholson
518.434.5271
nichor@ci.albany.ny.us

BUILDINGS & REGULATORY COMPLIANCE
24 Eagle Street, Room 303
Albany, NY 12207
518.434.5165
(fax) 518.434.6015
zoning@ci.albany.ny.us

NEIGHBORHOOD & LONG-RANGE
PLANNING
21 Lodge Street
Albany, NY 12207
518.434.2532
(fax) 518.434.9846
albany2030@ci.albany.ny.us

COMMUNITY DEVELOPMENT (ACDA)
200 Henry Johnson Boulevard
Albany, NY 12210
518.434.5265
(fax) 518.434.5242
communitydevelopment@ci.albany.ny.us

Project Description: (Use additional sheets, if necessary.)

Construct two (2) apartment building each three (3) stories in height and each containing twenty-four (24) units of apartments. Included is parking in the basement level of each building for thirty (30) cars. Also provided are twenty four (24) surface parking spaces, an access drive, a dumpster enclosure, landscaping walks and a storm water management facilities.

Planning Board Site Plan Approval Application

Estimated project cost: \$5,000,000

Site Development Data

Current Zoning: R-3A

Gross Acreage & Square Feet of Site: 2.179 Acres (94,920 SF)

Utilities & Supplier: National Grid (Gas & Electric), Albany Water Board (Water & Sewer)

Verizon (Phone and Broadband), Time Warner (Phone and Broadband)

First Floor Building Area (square feet)

Existing: 0 SF Proposed: 20,624 SF

Total Gross Floor Area (square feet)

Existing: 0 SF Proposed: 61,872 SF (excluding Basement Parking)

Total Number of Stories: 3 plus basement parking

Total Height of Building: 51' +/- feet

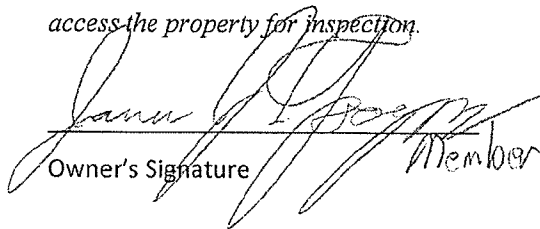
Number of Parking Spaces

Existing: 0 Proposed: 84 +/-

Green Space Area

Existing: 94,920 SF Proposed: 53,846 SF

I hereby authorize the above listed agent to represent me. I grant the Planning Department permission to access the property for inspection.


Owner's Signature

James Googas *Member*

Print Name

4/28/14

Date

NARRATIVE DESCRIPTION
IN CONNECTION WITH AN APPLICATION FOR
SITE PLAN APPROVAL

THE ELEFThERIA

No. 241 South Allen Street

CITY OF ALBANY
ALBANY COUNTY, N.Y.

Applicant:
241 South Allen St. Housing, LLC

Prepared by:

Hershberg & Hershberg
Consulting Engineers and Land Surveyors

18 Locust Street
Albany, NY 12203-2908
(518) 459-3096
Fax (518) 459-5683
hhershberg@aol.com

April 28, 2014

INTRODUCTION

Hershberg & Hershberg, Consulting Engineers and Land Surveyors, were retained by the applicant, 241 South Allen St. Housing, LLC , to provide land planning and site/civil engineering services in connection with the construction of 48 units of apartments at No. 241 South Allen Street. Site plan approval will be required from the the Planning Board. This narrative description provides information to be considered in connection with this plan.

DESCRIPTION OF INTENDED SITE DEVELOPMENT AND USE

This parcel is located within the R-3A (multi-family low density zoning district). The applicant proposes to construct two (2) apartment building each three (3) stories in height and each containing twenty-four (24) units of apartments. Included is parking in the basement level for thirty (30) cars in each building. Also provided are twenty four (24) surface parking spaces, an access drive, a dumpster enclosure, landscaping walks and a storm water management facilities. This project require a Height Variance.

CONSIDERATIONS FOR SITE PLAN REVIEW

The Applicant applied for a building permit and the application was referred for a site plan review. Article V of Chapter 375 of the *Zoning Ordinance of the City of Albany* states the following:

The purpose of site plan review is to promote the health, safety and general welfare of the community through the site plan review process, pursuant to §27-a of the General City Law and is intended to ensure that:

NARRATIVE DESCRIPTION

Site Plan Approval

No. 241 South Allen Street

PAGE 1

Development proposed within the City will be compatible with the appropriate and orderly development of the immediate neighborhood and surrounding areas.

Proposed development will be planned so as not to discourage the appropriate development or lessen the value of other parcels of land in the vicinity.

QUALITY OF LIFE IMPACTS

The potential quality of life impacts caused by this construction are evaluated below:

TRAFFIC

There will be only a small increase in traffic. Access will be provided by a two way driveway from South Allen Street. *Traffic Generation* published by the Institute of Transportation Engineers establishes traffic movements for this use under Apartment (LUC220)¹. See table below.

Use	Total AM Peak Hour (VPH)	AM Entering(VPH)	AM Exiting (VPH)	Total PM Peak Hour (VPH)	PM Entering (VPH)	Pm Exiting (VPH)
48 Unit Apt.	27	22	5	44	28	16

WATER

There will be an increase in water use. It is estimated that forty eight (48) apartments will use 150 GPD per apartment or a total daily water use of 7,200 GPD. The existing water service can provide this required amount of water. Two new water services are proposed. These will be sized to

¹ *Trip Generation Manual, 9th Edition* - - 2012 Institute of Transportation Engineers

NARRATIVE DESCRIPTION

Site Plan Approval

No. 241 South Allen Street

PAGE 2

accommodate both domestic water service and a sprinkler system for each building. The service will provide protection by backflow prevention devices.

FIRE PROTECTION

There is a hydrant located on the same side of South Allen Street immediately east of the site and another located on the opposite side of South Allen Street. The building will be fully sprinklered and the plan will be reviewed with City officials.

SEWER

There will be an increase in water use of estimated at 7,200 gallons per day based upon 150-GPD/per apartment. The existing sewer in can accommodate this flow. There are two new sanitary sewer connections proposed, one for each building. All connections will be fitted with backwater valve stop prevent any sewage discharge into the building.

DRAINAGE

A storm water pollution prevention treatment system under SPDES Permit GP#0-10-001 will not be required as the site is tributary to a combined sewer. The plan includes the storage of drainage in a pipe gallery on this site in accordance with *Interim Regulations for the issuance of building permits within the Beaver Creek Sewer District, Klarsfeld Sanitary Sewer District and the Krum Kill Sanitary Sewer District*. The standards in *Erosion*

and Sediment Control Guidelines promulgated by New York State Department of Environmental Conservation will be met.

FLOOD PLAIN

The site lies within Zone C (Area of Minimal Flooding) Flood Insurance Rate Map dated April 15, 1980 (Community Panel No. 360001 0004 C).

COMMUNICATIONS

Any new communication lines required will be placed beneath grade from existing providers. Their location will be coordinated with the provider.

GAS & ELECTRIC

A new electrical service line is required and will be designed by the Electrical consultant and coordinated with National Grid for service location. A new gas service line is required and will be designed by the Mechanical and Plumbing consultant and coordinated with National Grid for service location.

VISUAL

The Applicant proposes to construct these two buildings in an attractive manner consistent with the streetscape along South Allen Street. The Applicant believes that the two building solution requiring an area variance for height will lead to a more attractive solution than the alternative solution of three buildings conforming with the required height restrictions. .

NARRATIVE DESCRIPTION

Site Plan Approval

No. 241 South Allen Street

PAGE 4

NOISE

During construction, noise will be generated by construction equipment. After construction there will be no increase in noise levels above ambient levels.

DUST

During construction, dust will be limited utilizing dust suppression methods approved by the City of Albany. All contracts will require that all work be accomplished in a manner to significantly limit fugitive dust. Once completed, this building will result in the generation of no additional dust.

APPROVALS

The proposed project will require review and approval by local agencies. A list of required approvals identified follows:

Albany Board of Zoning Appeals

SEQRA Determination (Common Council already issued a Negative Declaration)

Height Variance

Albany Planning Board

SEQRA Determination (Common Council already issued a Negative Declaration)

Site Plan Approval

Albany Department of Water and Water Supply

Sewer Connection Permit (ministerial)

Water Connection Permit (ministerial)

Albany Department of General Services

Highway Access – Curb Cut - Permit (ministerial)

Street Opening Permit (ministerial)

Albany Department of Public Safety

Division of Building & Codes, Building Permit (ministerial)

CONCLUSION:

The proposed project will be designed to minimize the impact of items addressed herein. It is the engineer's conclusion that this project can be completed with minimum impact on the environment or on surrounding properties. It is also the Engineer's opinion that this project is an unlisted project in accordance with SEQRA and will have no significant impact on the environment. It is, furthermore, the Engineer's opinion that the site plan approval can be granted in accordance with the *City of Albany Zoning Ordinance*.



Prepared by:

A handwritten signature in black ink, appearing to read "Daniel R. Hershberg", written over a horizontal line.

HERSHBERG & HERSHBERG

Daniel R. Hershberg, P.E. & L.S.

file/dan/narrrep20130302.doc

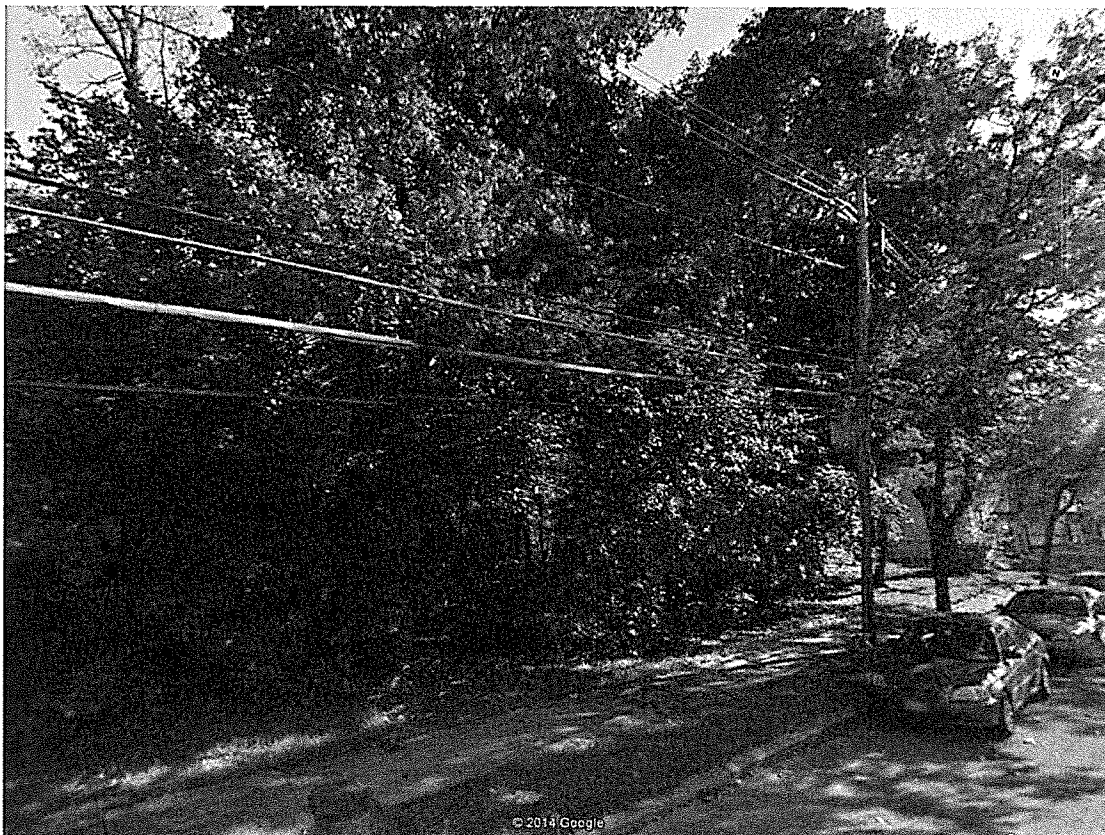
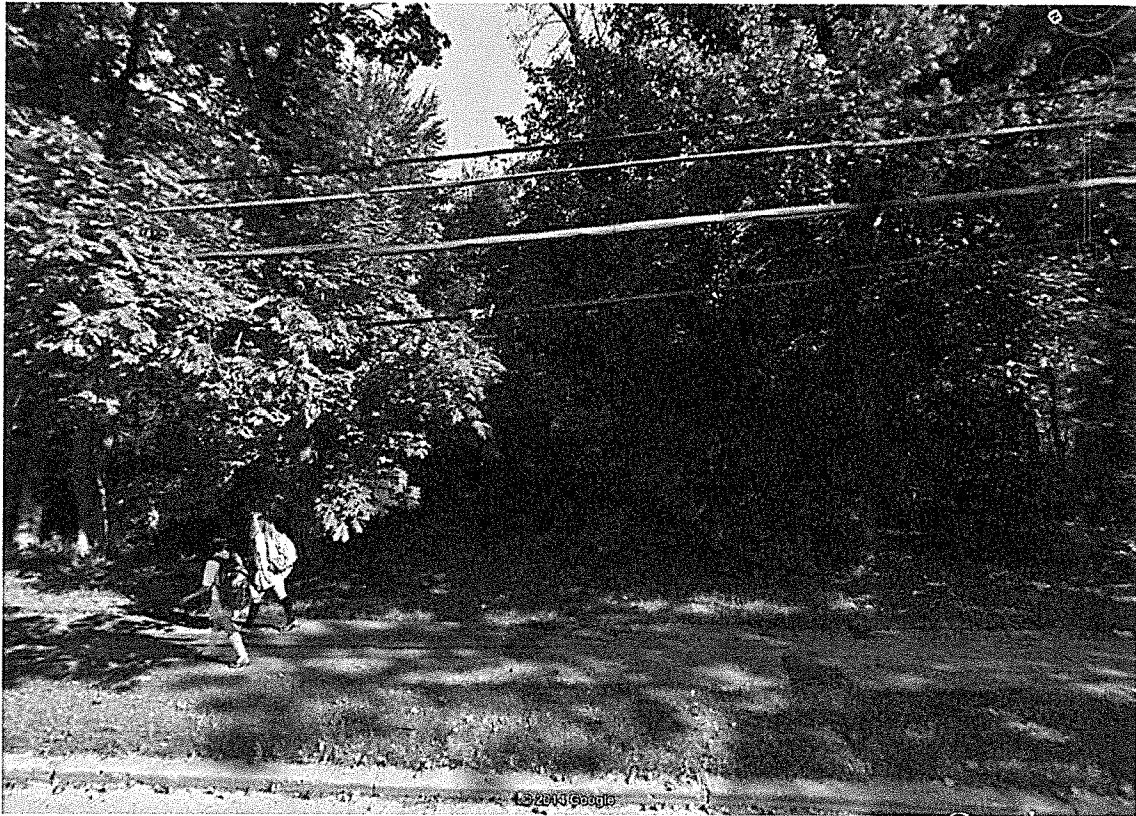
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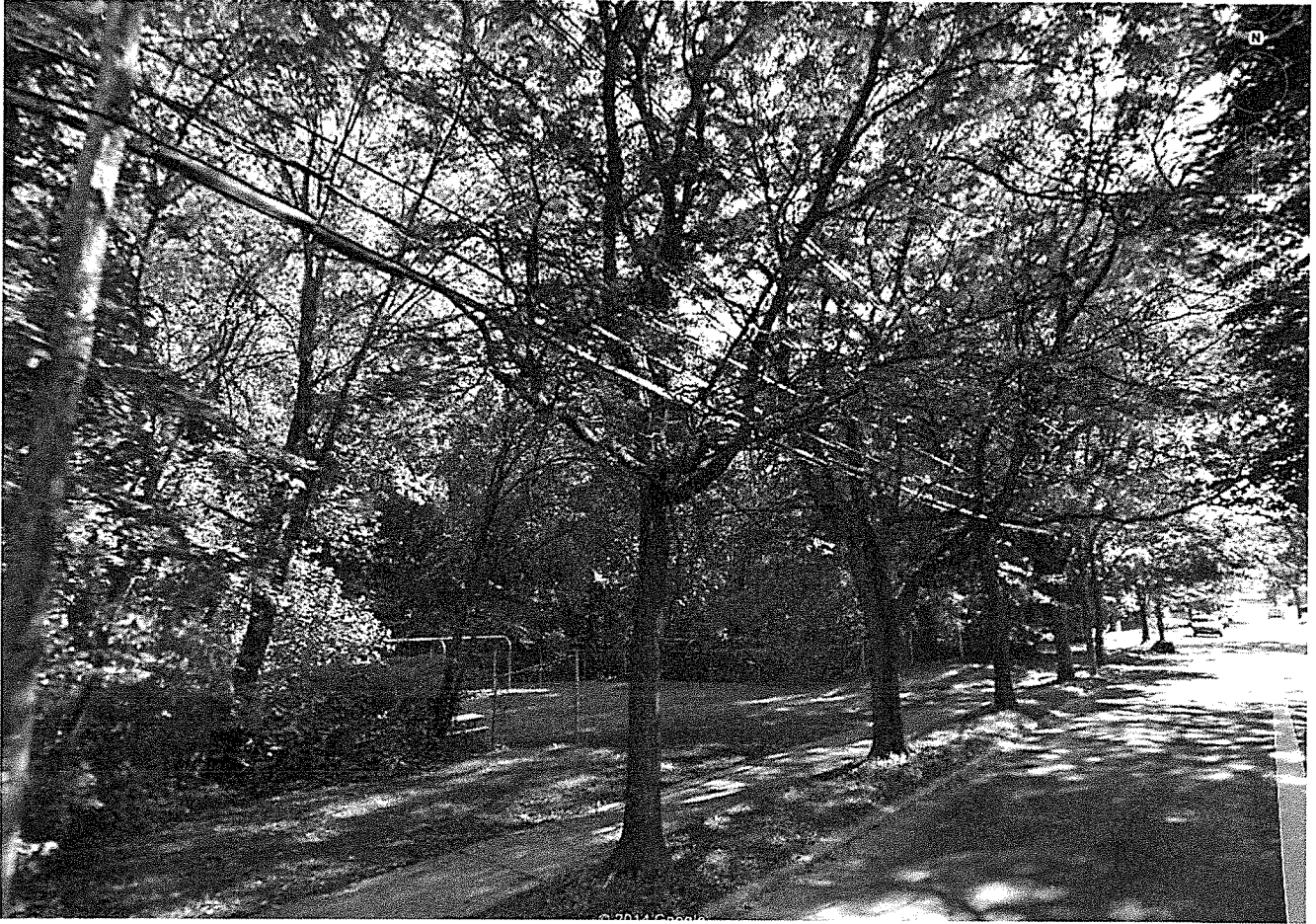
Site Plan Approval

No. 241 South Allen Street

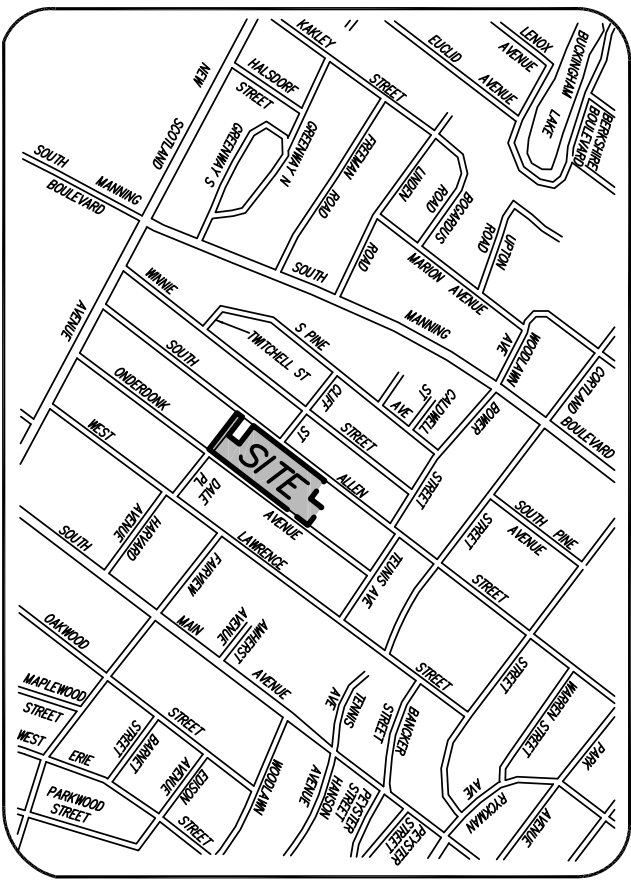
PAGE 6

SITE PHOTOS

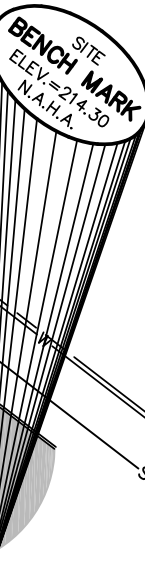
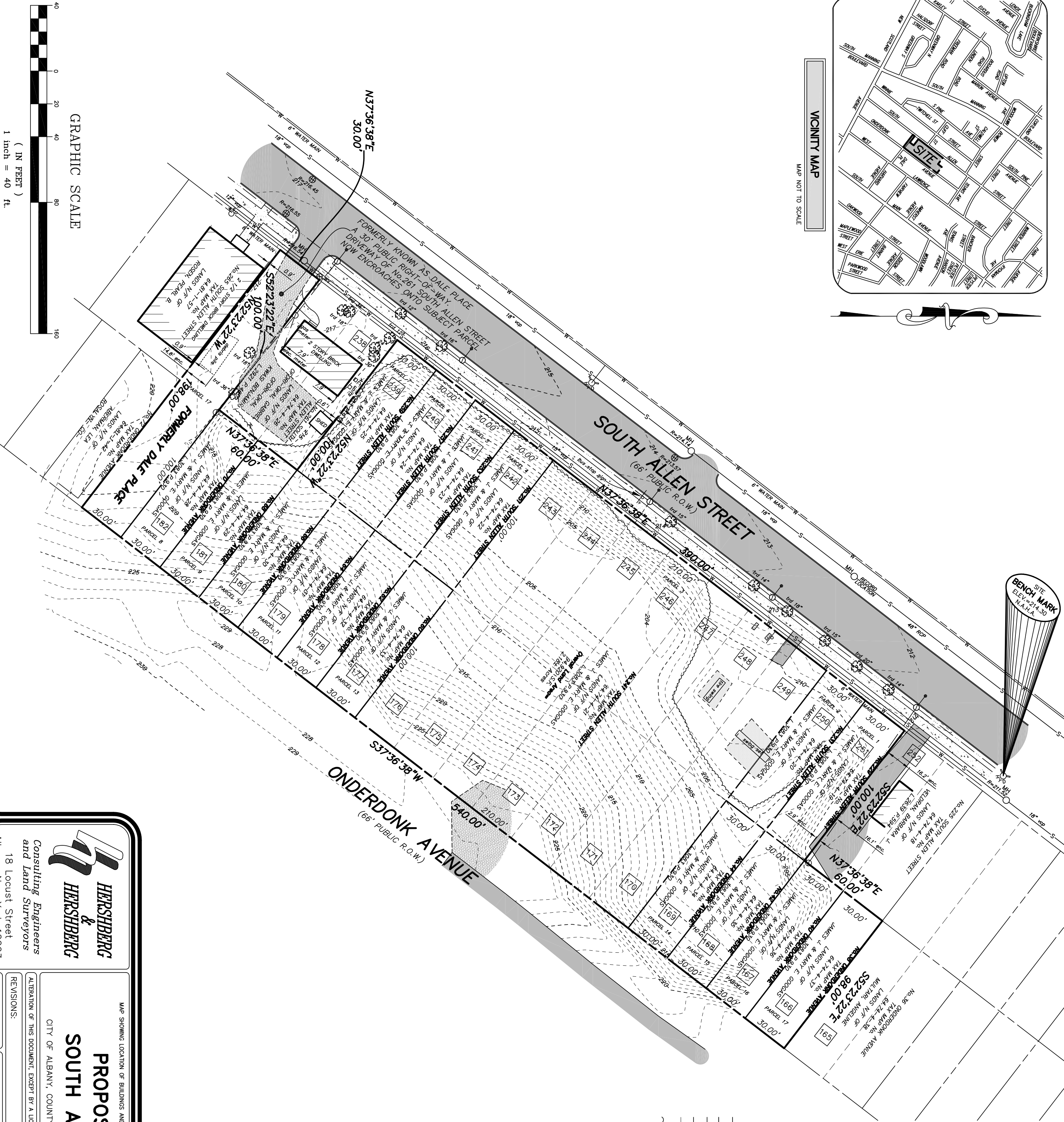
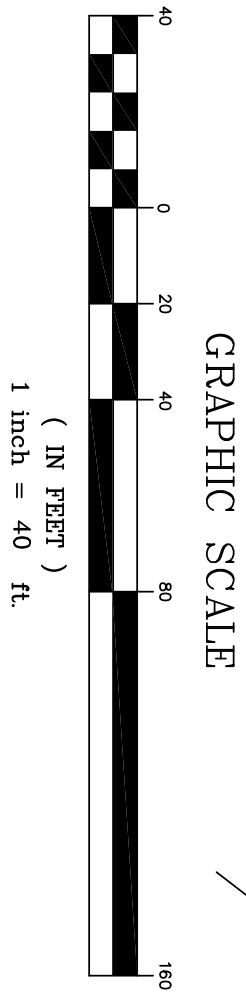




Views from South AllenStreet



VICINITY MAP
MAP NOT TO SCALE



LEGEND

R.O.W.	RIGHT OF WAY
No.	NUMBER
enc.	ENCROACHMENT
P.O.B.	POINT OF BEGINNING
S.F.	SQUARE FEET
N/F	NOW OR FORMERLY
N	NORTH
S	SOUTH
E	EAST
W	WEST
elec.	ELECTRIC
L	LIBER
P.	PAGE
245	LOT NUMBER FROM MAP REFERENCE No. 1
ST	STORM LINE

GENERAL NOTES

1. UNAUTHORIZED ALTERATION OR ADDITION TO A SURVEY MAP BEARING A LICENSED LAND SURVEYOR'S SEAL IS A VIOLATION OF SECTION 7209-2, OF THE NEW YORK STATE EDUCATION LAW.
2. ONLY COPIES FROM THE ORIGINAL OF THIS SURVEY MARKED WITH THE LAND SURVEYOR'S SIGNATURE AND AN ORIGINAL EMBOSSED OR INK SEAL SHALL BE CONSIDERED VALID TRUE COPIES.
3. THIS SURVEY WAS PREPARED FOR THE PARTIES AND PURPOSE INDICATED HEREON. ANY EXTENSION OF THE USE BEYOND THE PARTIES OR PURPOSE INDICATED IS EXPRESSLY FORBIDDEN WITHOUT WRITTEN RELEASE OR PERMISSION OF FRANCIS G. McCLOSKEY, LICENSE No. 049441.
4. SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT SURVEYED OR EXAMINED OR CONSIDERED AS PART OF THIS SURVEY.
5. THIS SURVEY MAP IS SUBJECT TO WHATEVER FACTS AN ACCURATE AND CURRENT ABSTRACT OF TITLE MAY SHOW.

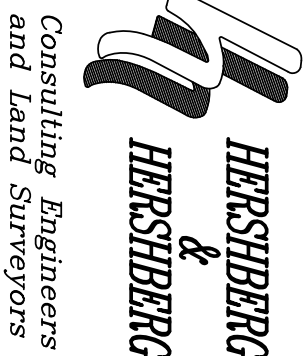
MAP REFERENCES

1. A MAP ENTITLED "MAP OR PLAN OF ALLEN STREET TERRACE, MADE BY A. ELLIOT, C.E., DATED MARCH 8, 1911 AND FILED IN THE ALBANY COUNTY CLERKS OFFICE IN BOOK 25 AS MAP 750.

PROPOSED No. 241

SOUTH ALLEN STREET

CITY OF ALBANY, COUNTY OF ALBANY, STATE OF NEW YORK



18 Locust Street
Albany, New York 12203

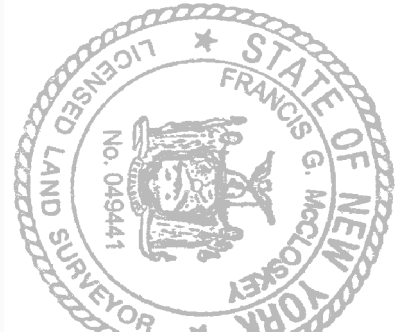
DATE: 2/6/2014

SCALE: 1"=40'

BY: AVC

CHK: GRT

MAP No.: 130302



SUBDIVISION NO. _____

MAP OF THE SUBDIVISION OF PROPERTY AT:

No. 229, 231, 241, 251, 253, 257, & 259 SOUTH ALLEN STREET
No. 38, 40, 42, 44, 60, 62, 64, 66, 68, & 70 ONDERDONK AVENUE
A PORTION OF DALE PLACE

STREET ADDRESS AS SHOWN ON TAX ROLLS

APPROVED _____ DATE _____

CITY ENGINEER _____

CITY TREASURER'S OFFICE _____

COMMISSIONER OF BUILDINGS
AND REGULATORY COMPLIANCE _____

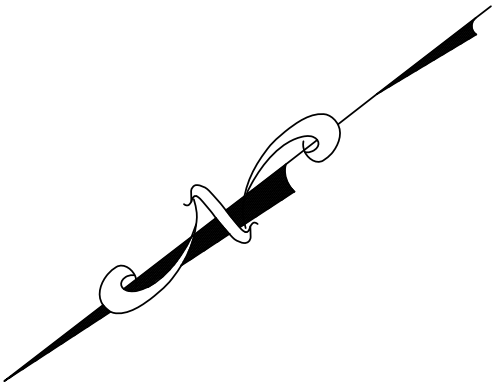
DIRECTOR OF PLANNING _____

ALBANY COUNTY DIRECTOR OF
REAL PROPERTY TAX SERVICE _____

TAX DIST. NO. _____ SHEET NO. _____
CURRENT WARD NO. _____

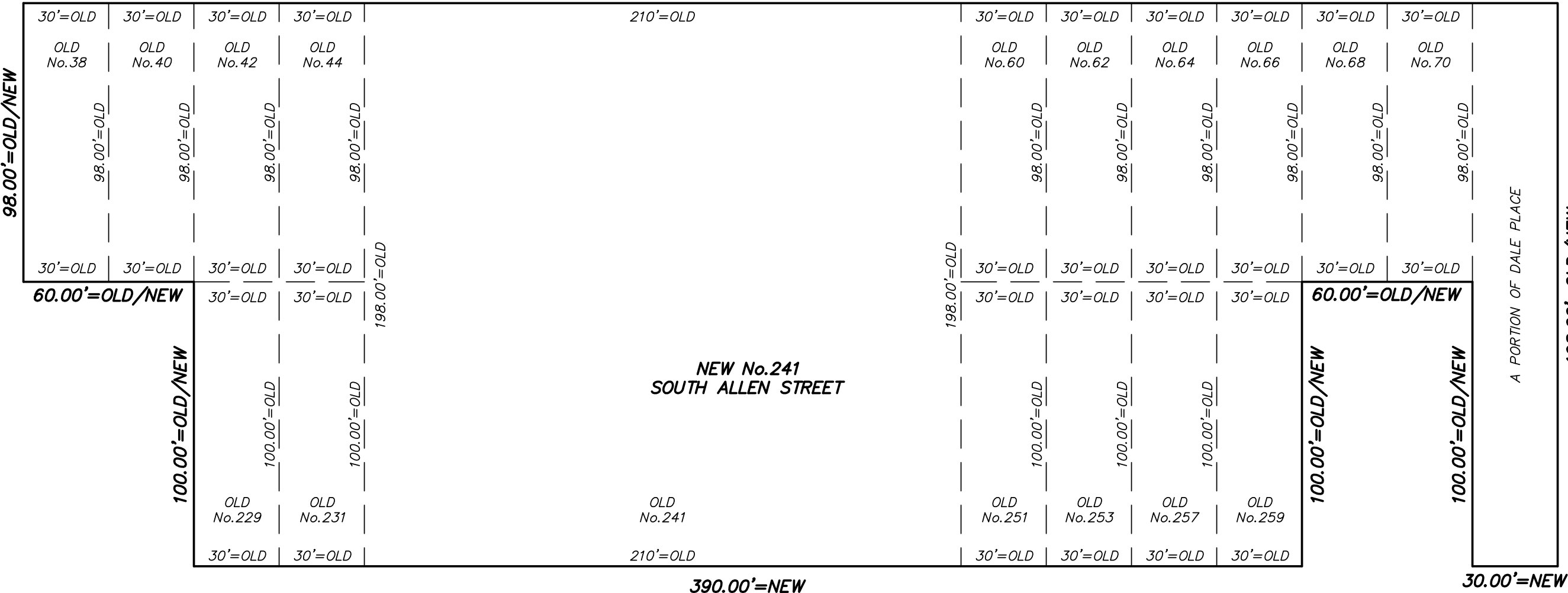
ASSESSMENT ROLL INFORMATION
ADDRESS TAX DIST. PAGE LINE NO. PARCEL NO.

FOR DIVISION OF ENGINEERING OFFICE USE ONLY



ONDERDONK AVENUE

540.00'=NEW



SCALE: ONE INCH TO 40 FEET

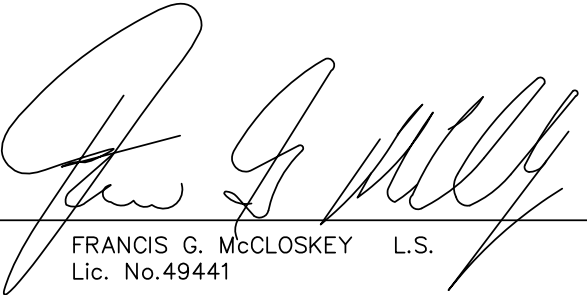
_____ DENOTES RESUBDIVISION LINE
- - - - - DENOTES ORIGINAL SUBDIVISION LINE

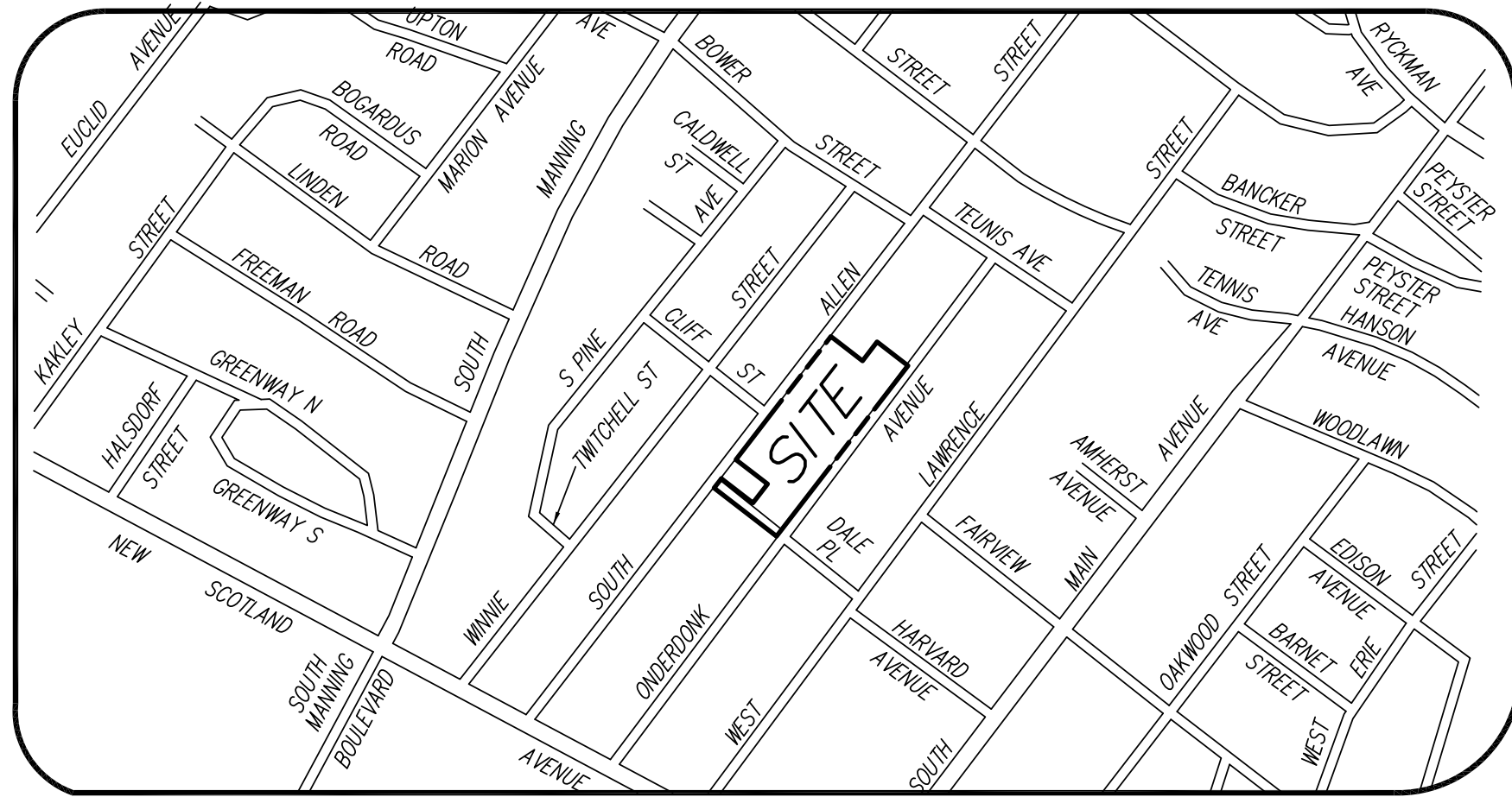
SHOW OLD STREET NUMBER SCREENED, THUS 25

SHOW NEW STREET NUMBER SOLID, THUS 25



SEAL

BY: 
FRANCIS G. McCLOSKEY L.S.
Lic. No. 49441



VICINITY MAP

MAP NOT TO SCALE

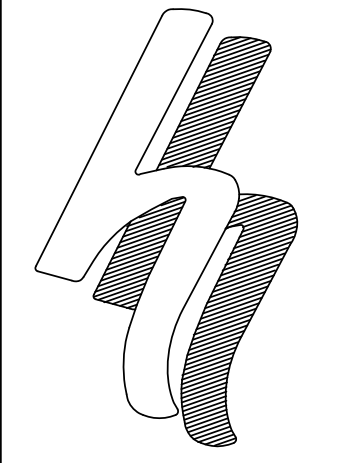
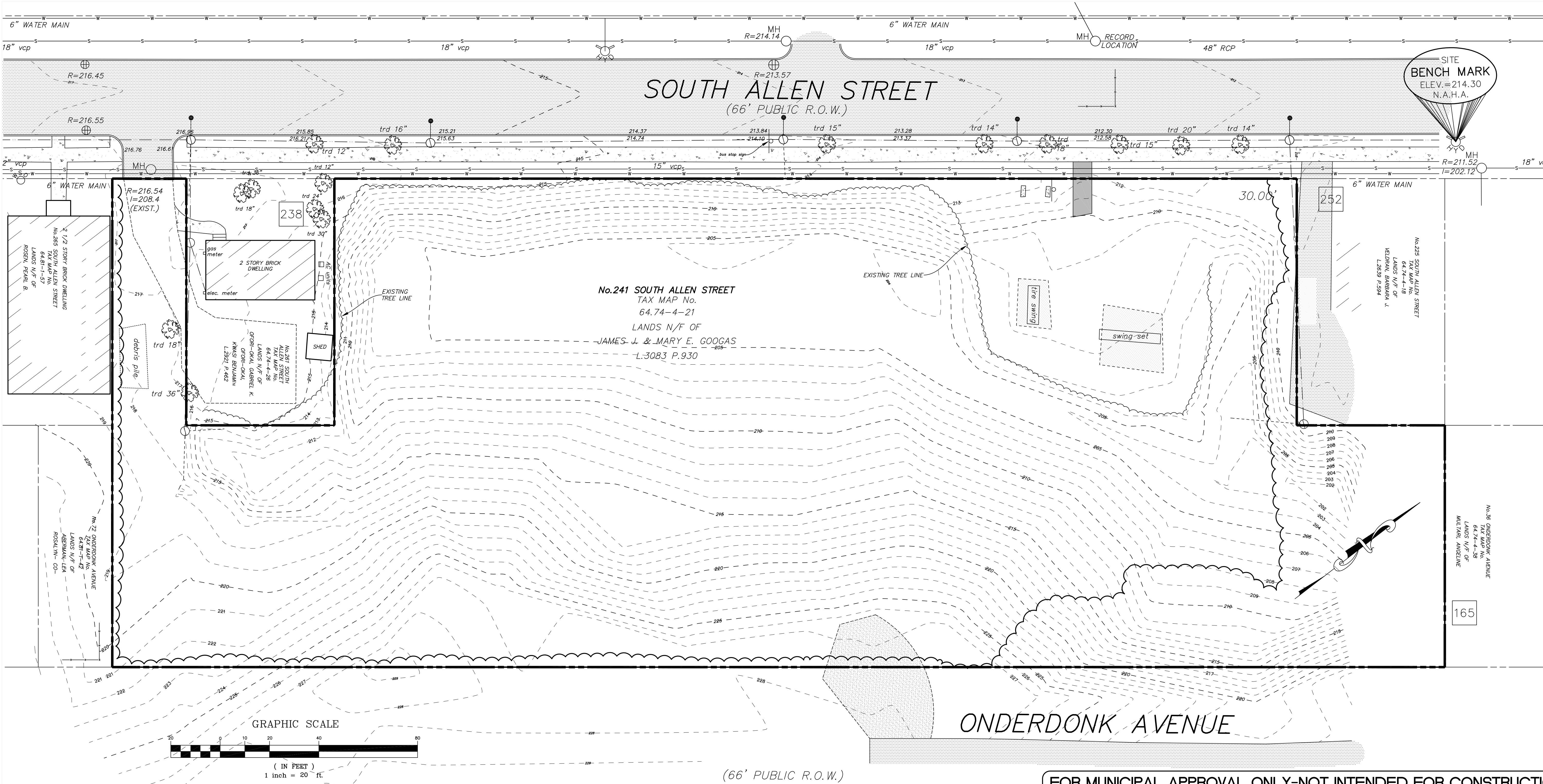
ZONING REQUIREMENTS TABLE	
ZONE	R-3A Multifamily Garden Apartments
MAXIMUM COVERAGE	35%
SETBACKS	FRONT 20' SIDE 10' - 40' (both sides) REAR 25'
HEIGHT	2 1/2 STORIES 35' MAX.

SITE COVERAGE STATISTICS EXISTING CONDITIONS			
description	s.f.	acres	%
gross site area	94,920	2.179	100.00
impervious area	190	.004	.021
building coverage	0	0	0
pavement/sidewalk coverage	190	.004	.021
pervious area	94,730	2.174	99.79

LEGEND	
WV	WATER VALVE
HYDRANT	HYDRANT
GV	GAS VALVE
SL	STREET LIGHT
LP	LIGHT POLE
CONCRETE	CONCRETE
PAVEMENT	PAVEMENT
MH	MANHOLE
CATCHBASIN	CATCHBASIN
SIGN	SIGN
FENCE LINE	FENCE LINE
OVERHEAD WIRE, UTILITY POLE & GUY WIRE	OVERHEAD WIRE, UTILITY POLE & GUY WIRE
TRAFFIC FLOW ACCESS AREA	TRAFFIC FLOW ACCESS AREA
WATER SHUT OFF	WATER SHUT OFF

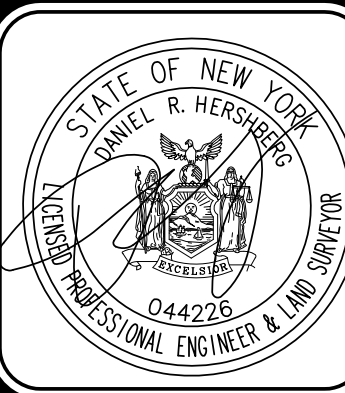
SHEET INDEX

- C-1 ----- EXISTING CONDITIONS
- C-2 ----- DEMOLITION PLAN
- C-3 ----- SITE PLAN
- C-4 ----- UTILITIES PLAN
- C-5 ----- EROSION AND SEDIMENT CONTROL
- C-6 ----- DETAILS
- C-7 ----- DETAILS



HERSHBERG
&
HERSHBERG
Consulting Engineers
and Land Surveyors
18 Locust Street
Albany, New York 12203

ALTERATION OF THIS
DOCUMENT EXCEPT BY A
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ENGINEER OR LAND
SURVEYOR, IS ILLEGAL



DATE	
REMARKS	
REVISIONS	

EXISTING CONDITIONS
THE ELEFHERIA
241 SOUTH ALLEN STREET
ALBANY, NEW YORK

FILE: 130302
SCALE: 1"=20'
DATE: 4/29/14
CHK: DRW
BY: AS

130302-1

FOR MUNICIPAL APPROVAL ONLY-NOT INTENDED FOR CONSTRUCTION

C-1

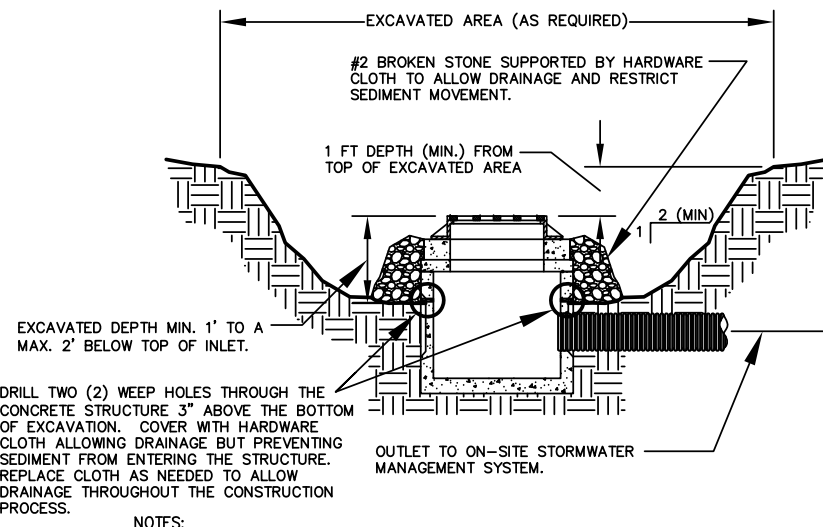
C-2



FOR MUNICIPAL APPROVAL ONLY-NOT INTENDED FOR CONSTRUCTION

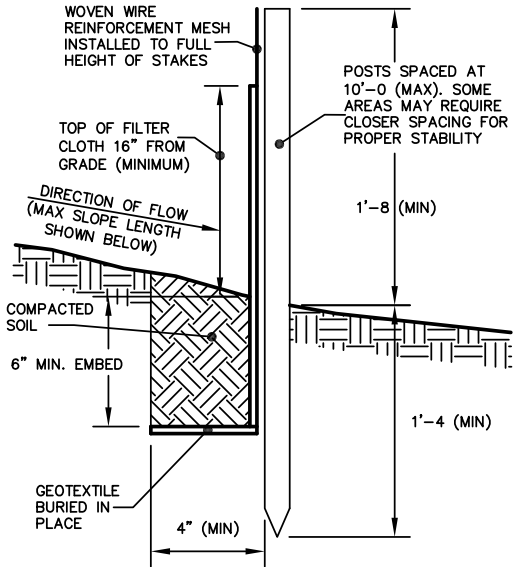
TEMPORARY EROSION AND SEDIMENT CONTROL NOTES

1. EROSION AND SEDIMENT CONTROL MEASURES SHALL BE IMPLEMENTED IN ACCORDANCE WITH THE LATEST EDITION OF "NEW YORK STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL," (aka: the BLUE BOOK) EROSION CONTROL DEVICES SHALL BE INSTALLED PRIOR TO ANY CONSTRUCTION ACTIVITIES.
2. IT IS THE INTENT OF THESE PLANS AND NOTES TO BE USED AS A GUIDE BY THE CONTRACTOR TO INSURE THAT NO ERODED MATERIAL MIGRATES FROM THE SITE OR ENTERS ANY WATER COURSE. IT IS THE CONTRACTOR'S RESPONSIBILITY TO ENSURE THAT THIS GOAL IS MET, BY IMPLEMENTING THESE PLANS AND ANY ADDITIONAL MEANS THAT MAY BE NECESSARY. FURTHER MEASURES MAY BE REQUIRED BY THE CITY, VILLAGE, OR TOWN ENGINEER, WHILE MANY OF THE EROSION CONTROL DETAILS CONTAINED WITHIN THESE PLANS ARE TAKEN DIRECTLY FROM THE BLUE BOOK, THE CONTRACTOR SHOULD CONSIDER ANY OF THE DETAILS CONTAINED IN SECTION 7A OF THE BLUE BOOK AS ACCEPTABLE PRACTICE IN THE APPROPRIATE APPLICATION.
3. THE DEVELOPER/CONTRACTOR OR HIS BUILDER SHALL INSPECT AND MAINTAIN EROSION CONTROL MEASURES WEEKLY AND AFTER EACH RAINFALL EVENT THROUGH THE ENTIRE DEVELOPMENT PROCESS. TO ASSURE PROPER FUNCTION, SITUATION BARRIERS SHALL BE MAINTAINED IN GOOD CONDITION AND REINFORCED, EXTENDED, REPAIRED, RE-SEEDED AND PROTECTED FROM FURTHER EROSION. ALL SEDIMENT ACCUMULATED SHALL BE REMOVED AND CONTAINED IN APPROPRIATE SPOIL AREAS. WATER SHALL BE APPLIED TO NEWLY SEEDD AREAS AS NEEDED UNTIL GRASS COVER IS WELL ESTABLISHED. DURING THESE PERIODIC INSPECTIONS, THE FOLLOWING ITEMS SHOULD BE PAID PARTICULAR ATTENTION:
 - A. THE BASIN INLET LOCATIONS SHALL BE INSPECTED FOR SILT ACCUMULATION CAUSED BY THE LACK OF ESTABLISHED SURROUNDING VEGETATION.
 - B. CATCH BASINS SHALL BE CHECKED FOR SEDIMENT ACCUMULATION.
 - C. RIP-RAP OUTLET PROTECTION SHALL ALSO BE CHECKED FOR SEDIMENT ACCUMULATION. IF SIGNIFICANT AMOUNTS OF SEDIMENT ACCUMULATE, RIP-RAP SHALL BE REMOVED AND REPLACED.
 - D. STONE CHECK DAMS AND SILT FENCING SHALL BE INSPECTED REGULARLY FOR UNDERMINING AND DETEIORATION.
 - E. SEEDS/PLANTED AREAS SHALL BE INSPECTED REGULARLY TO SEE THAT A GOOD STAND IS MAINTAINED. AREAS SHALL BE REPAIRED AS NECESSARY.
4. EROSION CONTROL DEVICES SHALL NOT BE REMOVED UNTIL THE CITY, VILLAGE OR TOWN ENGINEER HAS APPROVED FINAL STABILIZATION.
5. STONE CHECK DAMS AND SILT FENCE SHALL BE INSTALLED IN ACCORDANCE WITH PLAN AND DETAIL LOCATIONS AND AS DESCRIBED IN GP-0-10-001.
6. PRIOR TO CONSTRUCTION OF ANY PHASE, THE STABILIZED CONSTRUCTION ENTRANCES SHALL BE INSTALLED.
7. CONSTRUCTION TRAFFIC SHALL NOT CROSS STREAMS OR DITCHES EXCEPT AT SUITABLE CROSSING FACILITIES. EQUIPMENT SHALL NOT OPERATE, UNNECESSARILY, ON EXISTING PAVEMENT AREAS SHALL BE CLEANED AT THE DIRECTION OF THE CITY, VILLAGE, OR TOWN ENGINEER.
8. WATER TRUCKS SHALL BE USED TO MINIMIZE DUST POLLUTION ON SITE, AND ON ADJACENT ROADWAYS/ROADWAY AREAS AS DIRECTED BY THE CITY, VILLAGE, OR TOWN ENGINEER.
10. ANY WATER PUMPED AS A RESULT OF DEWATERING ACTIVITIES SHALL BE PUMPED INTO A DEWATERING PIT.
11. CONCRETE WASHOUT AREAS SHALL BE DESIGNATED BY THE DEVELOPER OR CONTRACTOR AND PROTECTED IN ACCORDANCE WITH GP-0-10-001.
12. ALL AREAS DISTURBED IN THE CONSTRUCTION PROCESS SHALL BE RE-SEEDD AS SOON AS PRACTICABLE. PARTICULAR CARE SHALL BE TAKEN TO RE-SEED DISTURBED SLOPES IN A TIMELY MANNER.
13. IT IS RECOMMENDED THAT ALL EROSION CONTROL DEVICES BE PLACED FOR THE ENTIRE PHASE AS SHOWN ON THE EROSION CONTROL PLAN. PLACEMENT MAY BE DONE, HOWEVER, TO SUIT CONSTRUCTION SEQUENCING AS APPROVED BY THE CITY, VILLAGE, OR TOWN ENGINEER.
14. STOCK PILES SHALL BE PROTECTED BY HAY BALE BERMS PER GP-0-10-001. THESE BERMS SHALL BE MAINTAINED IN GOOD CONDITION UNTIL SAID STOCK PILES ARE REMOVED AND STOCK PILING AREAS ARE PERMANENTLY STABILIZED.
15. STOCK PILES SHALL BE SEEDD UPON SUSPENSION OF WORK OR IF MATERIAL IS NOT TO BE USED WITHIN 14 DAYS, IN ACCORDANCE WITH GP-0-10-001.
16. IN NO CASE SHALL ERODIBLE MATERIALS BE STOCKPILED WITHIN 25 FEET OF ANY DITCH, STREAM OR OTHER SURFACE WATER BODY.
17. SILT FENCING SHALL BE INSTALLED AT THE DOWN GRADIENT PERIMETERS OF ALL SLOPES TO BE GRADED, PRIOR TO GRADING OPERATIONS.
18. SEDIMENT STILLING BASINS SHALL BE UTILIZED TO PREVENT OFF SITE EROSION.
19. THE STORMWATER RETENTION PONDS AND CUT-OFF SWALES SHALL BE COMPLETED PRIOR TO CONSTRUCTION OF ADJACENT AREAS.
20. WHERE NECESSARY, TEMPORARY GRADING WILL BE REQUIRED TO ROUTE STORMWATER TO CUT OFF SWALES AND DETENTION PONDS.
21. UPON INSTALLATION OF ANY CATCH BASIN, FILTER FABRIC SHALL BE PLACED UNDER THE GRATE AND SHALL REMAIN UNTIL THE DRAINAGE AREA IS STABILIZED.
22. CLEARING OPERATIONS SHALL BE LIMITED TO ACTIVE WORK AREAS.
23. CARE SHALL BE TAKEN TO PRESERVE AS MUCH EXISTING VEGETATION AS POSSIBLE AND HEALTHY TREES OF DESIRABLE SPECIES SHALL BE PROTECTED.
24. RIP-RAP OUTLET PROTECTION: RIP-RAP SHALL BE PROVIDED AT CULVERT LOCATIONS AS INDICATED ON THESE DRAWINGS. THE RIP-RAP SHALL PROTECT SIDE SLOPES FROM EROSION, AND BE ESTABLISHED AS THE CULVERT IS INSTALLED.
25. STORM INLET PROTECTION: IMMEDIATELY FOLLOWING COMPLETION OF ANY AND ALL OF THE PROPOSED STORM DRAIN INLETS, STORM DRAIN INLET PROTECTION SHALL BE CONSTRUCTED. THIS PROTECTION SHALL FUNCTION TO PREVENT SEDIMENT ENTRANCE INTO THE STORM DRAINS. PROTECTION SHALL BE MAINTAINED IN GOOD CONDITION UNTIL THE DRAINAGE AREAS HAVE BEEN PERMANENTLY STABILIZED.



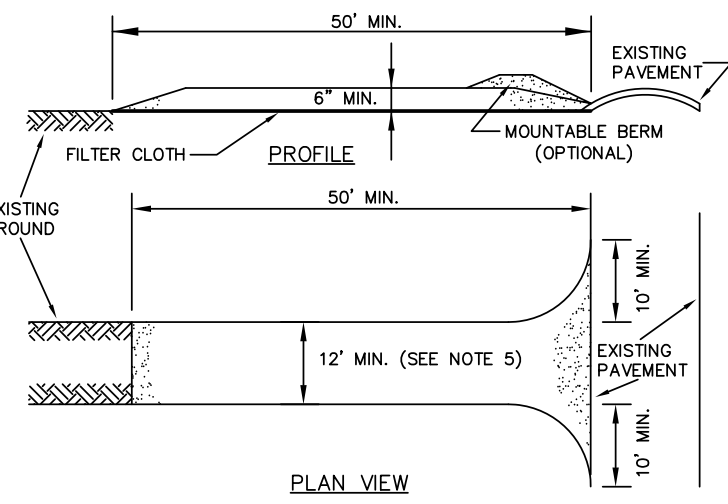
- NOTES:
1. INSTALL INLET PROTECTION IN ACCORDANCE WITH THE "NEW YORK STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL," SECTION 7A FOR ALL STRUCTURES THAT WILL BE COLLECTING RUNOFF DURING CONSTRUCTION.
 2. CLEAR THE AREA OF ALL DEBRIS THAT WILL HINDER EXCAVATION.
 3. GRADE APPROACH TO THE INLET UNIFORMLY AROUND THE BASIN.
 4. WEEP HOLES SHALL BE PROTECTED BY 2" STONE OR GRAVEL.
 5. UPON STABILIZATION OF CONTRIBUTING DRAINAGE AREA, SEAL WEEP HOLES, FILL BASIN WITH STABLE SOIL TO FINAL GRADE, COMPACT IT PROPERLY AND STABILIZE WITH PERMANENT SEEDING.
 6. THE MAXIMUM DRAINAGE AREA SHALL BE 1 ACRE.
 7. THE STORAGE VOLUME OF THE EXCAVATED AREA SHALL BE 900 CUBIC FEET.
- EXAMPLES: A BASIN 22 FT WIDE BY 22 FT LONG BY 2 FT DEEP, OR A BASIN 30 FT WIDE BY 30 FT LONG BY 1 FT DEEP, OR A BASIN 13 FT WIDE BY 35 FT LONG BY 2 FT DEEP, ETC.

EXCAVATED DROP INLET PROTECTION
NOT TO SCALE



- MAXIMUM ALLOWABLE SLOPE LENGTH
- MAXIMUM ALLOWABLE SLOPE LENGTHS CONTRIBUTING RUNOFF TO A SECTION OF SILT FENCE SHALL BE AS FOLLOWS:
- | SLOPE STEEPNESS: | MAX. SLOPE LENGTH: |
|------------------|--------------------|
| 1:2 | 25 FT |
| 1:3 | 50 FT |
| 1:4 | 75 FT |
| 1.5:1 OR FLATTER | 100 FT |
- NOTE: MAXIMUM DRAINAGE AREA FOR OVERLAND FLOW TO SILT FENCE SECTION SHALL NOT EXCEED 1/4 ACRE PER 100 FT OF FENCE. CONCENTRATED DISCHARGE OF SEDIMENT LADEN WATER SHALL NOT BE ALLOWED TO FLOW DIRECTLY TO THE FENCING.

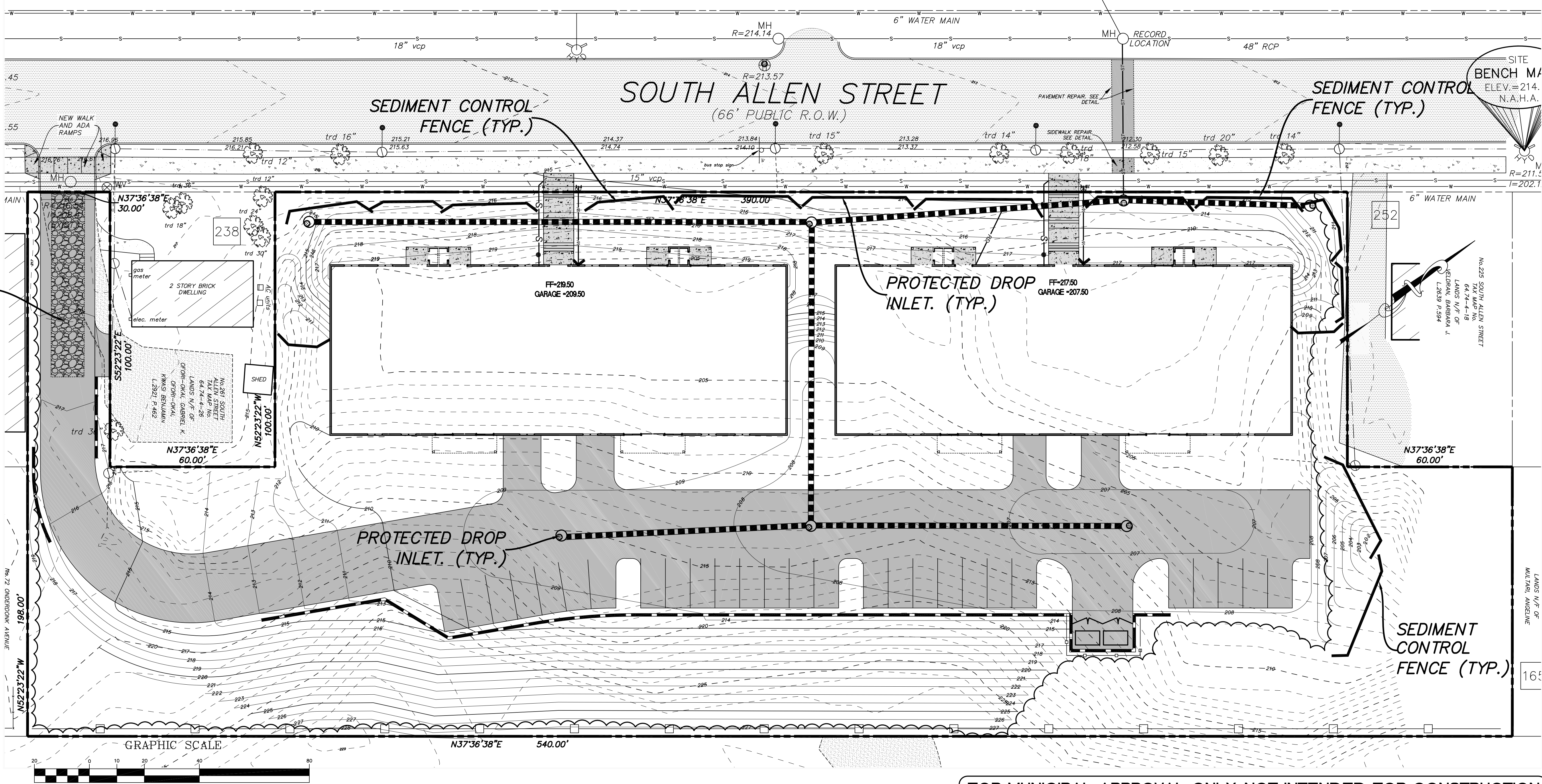
SEDIMENT CONTROL FENCE
INSTALLATION DETAIL
NOT TO SCALE



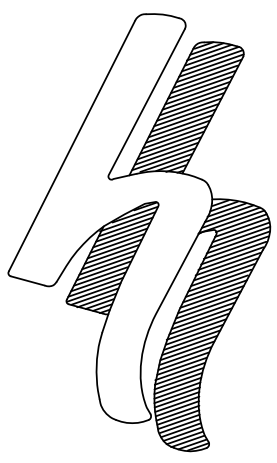
CONSTRUCTION SPECIFICATIONS

1. INSTALL CONSTRUCTION ENTRANCE IN ACCORDANCE WITH "NEW YORK STANDARDS AND SPECIFICATIONS FOR EROSION AND SEDIMENT CONTROL," SECTION 7A.
2. STONE SIZE -USE 2" STONE, OR RECLAIMED OR RECYCLED CONCRETE EQUIVALENT.
3. LENGTH - NOT LESS THAN 50 FEET (EXCEPT ON A SINGLE RESIDENCE LOT WHERE A 30 FOOT MINIMUM LENGTH WOULD APPLY).
4. THICKNESS - NOT LESS THAN (6) INCHES.
5. WIDTH - TWELVE (12) FOOT MINIMUM, BUT NOT LESS THAN THE FULL WIDTH AT POINTS WHERE INGRESS OR EGRESS OCCURS. IF CONSTRUCTED AS THE ONLY ENTRANCE TO THE SITE, WIDTH SHALL BE TWENTY-FOUR (24) FEET.
6. SURFACE WATER - ALL SURFACE WATER FLOWING OR DIVERTED TOWARD CONSTRUCTION ENTRANCES SHALL BE PIPED ACROSS THE ENTRANCE. IF PIPING IS IMPRACTICAL, A MOUNTABLE BERM WITH 5:1 SLOPES WILL BE PERMITTED.
7. MAINTENANCE - THE ENTRANCE SHALL BE MAINTAINED IN A CONDITION WHICH WILL PREVENT TRACKING OR FLOWING OF SEDIMENT ONTO PUBLIC RIGHTS-OF-WAY. ALL SEDIMENT SPILLED, DROPPED, WASHED, OR TRACKED ONTO PUBLIC RIGHTS-OF-WAY MUST BE REMOVED IMMEDIATELY.
8. WHEN WASHING IS REQUIRED, IT SHALL BE DONE ON AN AREA STABILIZED WITH STONE AND WHICH DRAINS ONTO AN APPROVED SEDIMENT TRAPPING DEVICE.
9. PERIODIC INSPECTION AND NEEDED MAINTENANCE SHALL BE PROVIDED AFTER EACH RAIN.

STABILIZED CONSTRUCTION ENTRANCE DETAIL
NOT TO SCALE



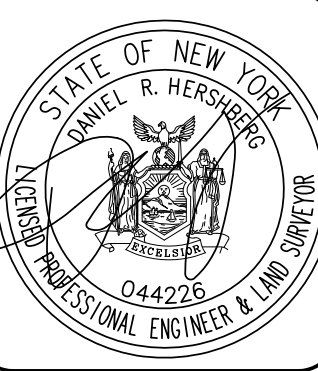
FOR MUNICIPAL APPROVAL ONLY-NOT INTENDED FOR CONSTRUCTION



HERSHBERG
&
HERSHBERG
Consulting Engineers
and Land Surveyors

18 Locust Street
Albany, New York 12203

ALTERATION OF THIS
DOCUMENT EXCEPT BY A
LICENSED PROFESSIONAL
ENGINEER OR LAND
SURVEYOR, IS ILLEGAL

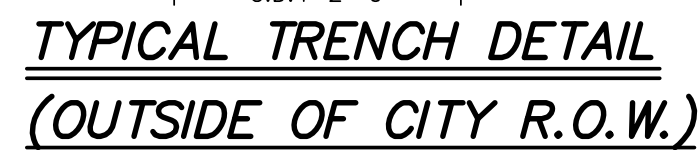


DATE	
REMARKS	
REVISIONS	

EROSION & SEDIMENT CONTROL PLAN & DETAILS
THE ELEFHERIA
241 SOUTH ALLEN STREET
ALBANY, NEW YORK

FILE: 130302
SCALE: 1"=20'
SHEET: 1 OF 2
DATE: 4/29/14
DRAWN: DWH
CHECKED: AS

0-5





1 WEST ELEVATION
SCALE: 1/8" = 1'-0"



2 EAST ELEVATION
SCALE: 1/8" = 1'-0"

DATE: 4/22/14 REVISED:	
PROJECT NO.: DESIGNED BY: DRAWN BY: CHECKED BY: SCALE: NOTES:	
PRELIMINARY ELEVATIONS	
HARRIS A. SANDERS ARCHITECTS, P.C. 252 WASHINGTON AVENUE, ALBANY, NEW YORK 12210 NEW APARTMENTS FOR: 241 SOUTH ALLEN STREET HOLDING, LLC 241 SOUTH ALLEN STREET ALBANY, NEW YORK	
SHEET NO.	
SK2	
OF:	

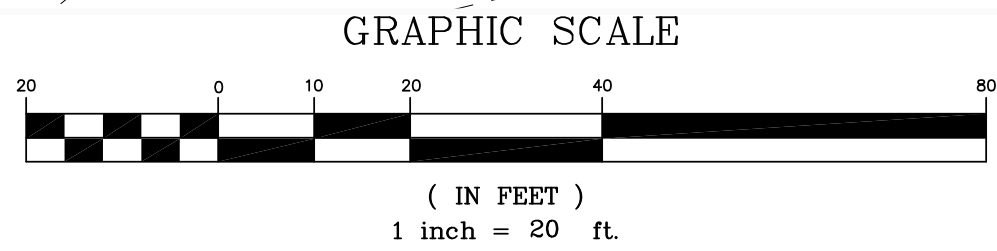
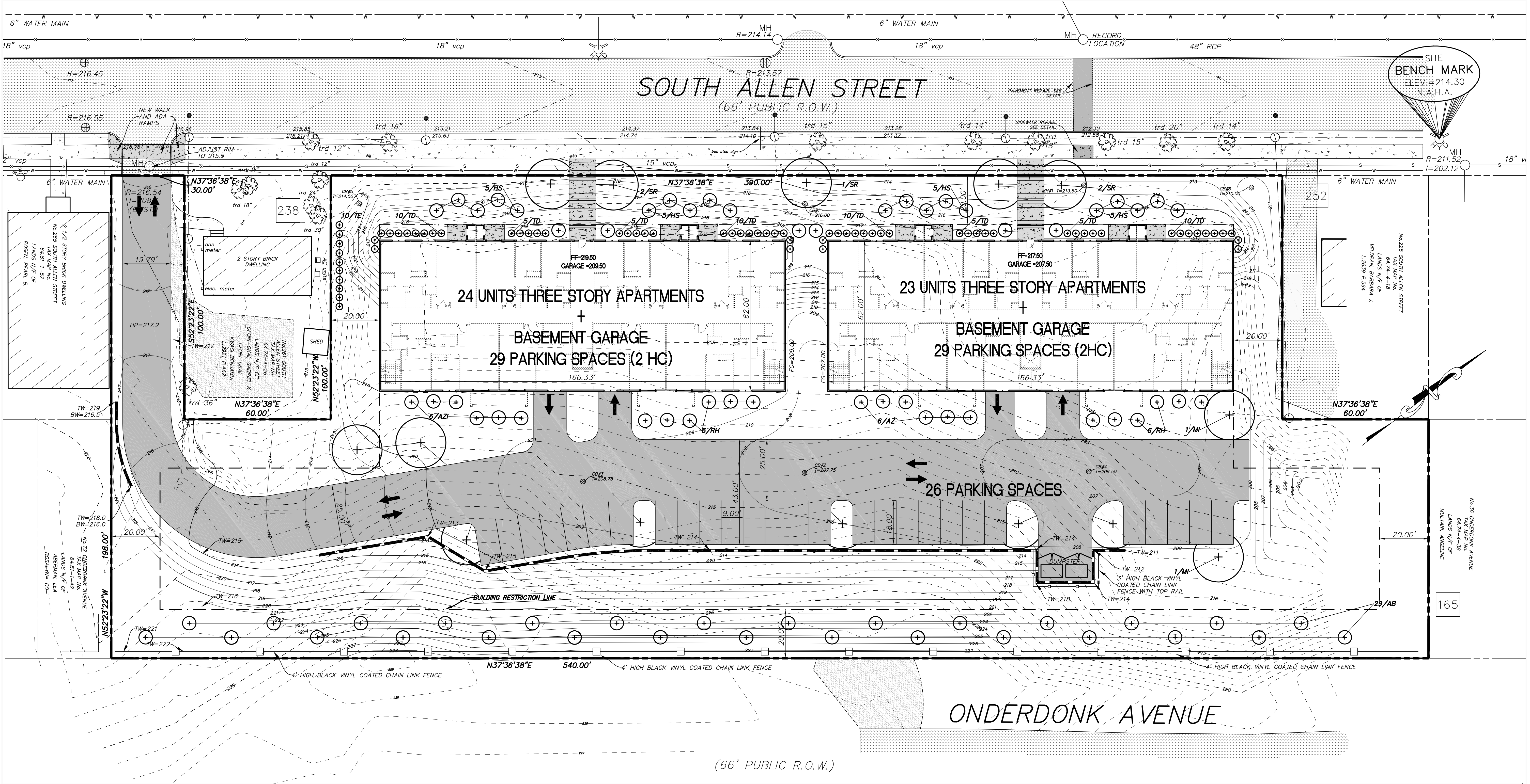
SITE COVERAGE STATISTICS PROPOSED CONDITIONS			
description	s.f.	acres	%
gross site area	94,920	2.179	100.00
impervious area	41,074	0.943	43.27
building coverage	20,624	0.473	21.73
pervious area	53,846	1.236	56.73
pavement/sidewalk coverage	20,450	0.469	21.54

SEEDING AND MULCHING NOTES FOR AREAS TO BE TREATED AFTER GRADING:

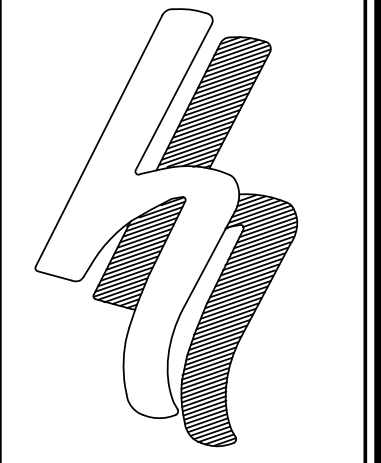
1. SEED AREAS AFTER GRADING AT PROPER SEASON.
2. UTILIZE A SEED MIX OF 70% HARD FESCUE, 20% PERENNIAL RYEGRASS, 10% KENTUCKY BLUE (NASSAU OR CHALLENGER). APPLY AT 4 LBS. PER 1000 S.F.
3. TREAT AREAS WITH FIBER MULCH.

PLANT MATERIAL SCHEDULE					
SYM	BOTANICAL NAME	COMMON NAME	SIZE	AMT	COMMENTS
SHRUBS					
AZ	AZALEA POKHANENSIS	AZALEA	2' HT.	12	B & B
HS	HIBISCUS SINOSYRIACUS 'PINK GIANT'	ROSE OF SHARON 'PINK GIANT'	4'-5'	20	B & B
RH	RHODODENDRON 'P.J.M.'	P.J.M. RHODODENDRON	2 1/2' HT.	12	B & B
TD	TAXUS X MEDIA 'DENSIFORMIS'	DENSE SPREADING YEW	24" HT.	60	B & B
TE	THUJA OCCIDENTALIS 'EMERALD GREEN'	EMERALD ARBORVITAE	5'-6' HT.	10	B & B
TREES					
AB	ABIES CONCOLOR	WHITE FIR	5'-6' HT.	29	B & B
MI	MALUS 'INDIAN MAGIC'	INDIAN MAGIC CRABAPPLE	2 1/2' CAL.	9	B & B
SR	SYRINGA RETICULATA	JAPANESE TREE LILAC	2"-2 1/2" CAL.	5	B & B

PARKING ANALYSIS TABLE			
description	requirement	quantity	# required
APARTMENTS	1.75/UNIT	47	83
total spaces provided			84



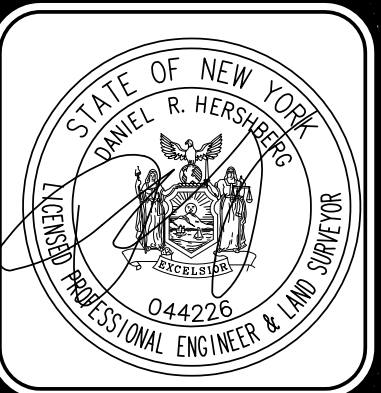
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**HERSHBERG
&
HERSHBERG**
Consulting Engineers
and Land Surveyors

18 Locust Street
Albany, New York 12203

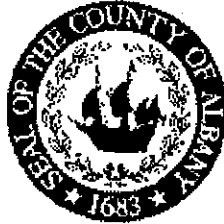
ALTERATION OF THIS
DOCUMENT EXCEPT BY A
LICENSED PROFESSIONAL
ENGINEER OR LAND
SURVEYOR, IS ILLEGAL



DATE	5/27/14
REMARKS	UNITS REDUCED TO 43
REVISIONS	

SITE PLAN
THE ELEFHERIA
241 SOUTH ALLEN STREET
ALBANY, NEW YORK

FILE: 140933
SCALE: 1"=20'
BY: AS
CHK: DRK
DATE: 4/29/14
140933-1



Albany County Clerk
16 Eagle St. Rm 128
Albany, NY 12207

Return to:

BOX 8

Instrument: Deed

Document Number: 11581875 Book: 3093 Page: 1064

Grantor

BROCKLEY, WILLIAM C

Grantee

241 SOUTH ALLEN STREET HOLDINGS LLC

Number of Pages: 3

Amount: \$125000.00

Transfer Tax Receipt
Albany County Clerk Received:
Trans Tax # 4278
.....\$500.00

Recorded Date/Time: 03/14/2014 at 11:52 AM

Receipt Number: 816453

Note: **DO NOT REMOVE - THIS PAGE IS PART OF THE DOCUMENT **

THIS PAGE CONSTITUTES THE CLERK'S ENDORSEMENT, REQUIRED BY SECTION 316-a(5) &
319 OF THE REAL PROPERTY LAW OF THE STATE OF NEW YORK.

Bruce A Hidley, County Clerk

WJ

THIS INDENTURE, Made the 13 day of March, 2014

Between William C. Brockley, residing at 26 Lynn Drive, Albany, New York 12205,

Party of the first part, and

241 South Allen Street Holdings LLC, a New York limited liability company, having an office for the transaction of business at 50 Chapel Street, Albany, New York 12207,

Party of the second part,

Witnesseth that the party of the first part, in consideration of One and 00/100 Dollar (\$1.00) lawful money of the United States, and other good and valuable consideration paid by the party of the second part, does hereby grant and release unto the party of the second part, its successors and assigns forever,

All that tract, piece or parcel of land situate, lying and being in the City of Albany, County of Albany, State of New York, more particularly described as follows:

Beginning at a point on the southeasterly side of South Allen Street 60 feet northeasterly from the corner of South Allen Street and Dale Place and running thence northeasterly along said southeasterly side of South Allen Street a distance of 390 feet to a point, thence southeasterly along the division line between lots 251 and 252, 100 feet, running thence northeasterly on a line parallel to South Allen Street 60 feet to the south line of lot 165, thence southeasterly along the division line between lots 166 and 165, 98 feet to the northwest side of Onderdonk Avenue, thence running southwesterly along the northwesterly side of Onderdonk Avenue 510 feet to the northerly line of Dale Place, running thence along the said northerly line of Dale Place 98 feet, thence northeasterly on a line parallel to South Allen Street 60 feet, thence westerly along the division line between lots 238 and 239, 100 feet to the southeasterly side of South Allen Street, the point and place of beginning.

Said parcels being lots 166 thru 182 inclusive on Onderdonk Avenue and Lots 239 thru 251 inclusive fronting on South Allen Street as shown on map or plan of Allen Street Terrace, made by A.L. Eliot, C.E. dated March 8, 1911 and filed in the Albany County Clerk's Office in Book 25 as Map 750.

Also that tract or parcel of land, adjacent to 261 South Allen Street and 70 Onderdonk Avenue, 30 feet wide and 198 feet in length, commonly known as Dale Place as shown on the above referenced map.

Being the same premises conveyed to the party of the first part by deed dated March 8, 2014 and recorded in the Albany County Clerk's Office on March 12, 2014 in Book No. 3093 of Deeds at page 798.

Albany County Clerk
Deed Books (Record Room)
Book 3093 Page 1065



Albany County Clerk
Document Number 11581875
Rcvd 03/14/2014 11:52:31 AM



*RLC
Box 8
mary*

This conveyance is made subject to enforceable covenants, conditions, restrictions and easements of record.

Together with the appurtenances and all the estate and rights of the party of the first part in and to said premises.

To have and to hold the premises herein granted unto the party of the second part, its successors and assigns forever.

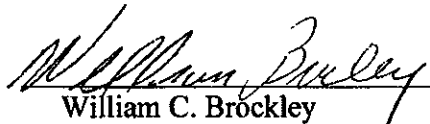
And said party of the first part covenant as follows:

First, That the party of the second part shall quietly enjoy the said premises;

Second, That said party of the first part will forever warrant the title to said premises.

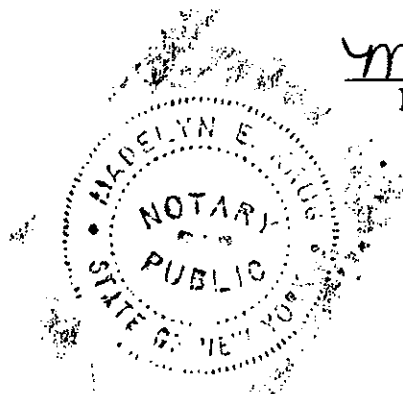
Third, Subject to the trust fund provisions of Sec. 13 of the Lien Law.

In Witness Whereof, the party of the first part has hereunto set his hand and seal the day and year first above written.

 L.S.
William C. Brockley

State of New York)
)ss,
County of Albany)

On the 10 day of March, in the year 2014, before me, the undersigned, personally appeared William C. Brockley, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.




Notary Public

MADELYN E. KRUG
Notary Public, State of New York
No. 01408-127833
Qualified in Albany County
Commission Expires Dec. 21, 2014

GOOGAS APARTMENTS

HARRIS A. SANDERS, ARCHITCTS. P.C.



PRELIMINARY ELEVATION
SCALE: 1/8" = 1'-0"

THE ELEFThERIA

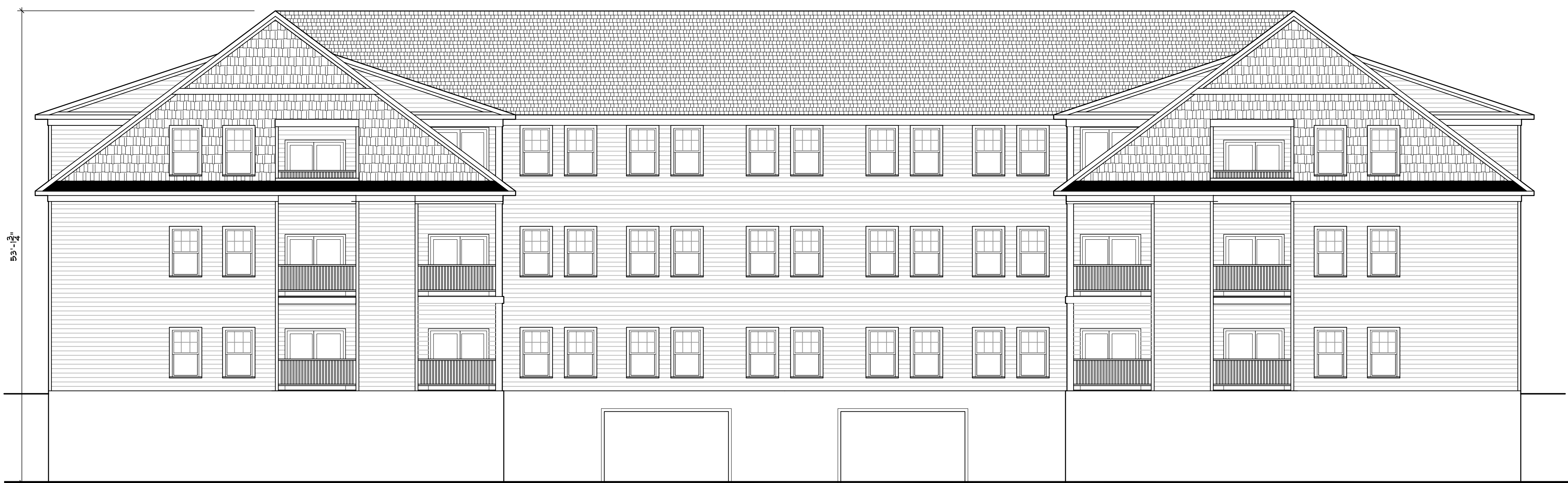
PRELIMINARY ELEVATIONS

241 SOUTH ALLEN STREET
ALBANY, NEW YORK

HARRIS A. SANDERS, ARCHITECTS, P.C.
MAY 28, 2014



FRONT ELEVATION
SCALE: 1/8" = 1'-0"



REAR ELEVATION
SCALE: 1/8" = 1'-0"

THE ELEFThERIA
HARRIS A. SANDERS, ARCHITECTS. P.C.



PRELIMINARY ELEVATION
SCALE: 1/8" = 1'-0"

617.20
Appendix B
Short Environmental Assessment Form

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: The Eleftheria							
Project Location (describe, and attach a location map): 241 South Allen Street							
Brief Description of Proposed Action: Construct two (2) apartment building each three (3) stories in height and each containing twenty-four (24) units of apartments. Also included is parking in the basement level for thirty (30) cars. Also provided are twenty four (24) surface parking spaces, an access drive, a dumpster enclosure, landscaping walks and a storm water management facilities.							
Name of Applicant or Sponsor: 241 South Allen St. Housing, LLC		Telephone: (518) 459-3096					
		E-Mail: dan@hhershberg.com					
Address: c/o Daniel R. Hershberg, Hershberg & Hershberg, 18 Locust St							
City/PO: Albany		State: NY	Zip Code: 12203-2908				
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.			<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%; padding: 2px;">NO</td> <td style="width: 50%; padding: 2px;">YES</td> </tr> <tr> <td style="text-align: center; padding: 2px;"><input checked="" type="checkbox"/></td> <td style="text-align: center; padding: 2px;"><input type="checkbox"/></td> </tr> </table>	NO	YES	<input checked="" type="checkbox"/>	<input type="checkbox"/>
NO	YES						
<input checked="" type="checkbox"/>	<input type="checkbox"/>						
2. Does the proposed action require a permit, approval or funding from any other governmental Agency? If Yes, list agency(s) name and permit or approval: Board of Zoning Appeals (Height Variance), Division of Buildings and Regulatory Compliance (Building Permit), Dept. of Water & Water Supply (Water and Sewer Connection Permits), DGS (Highway access, Street opening permits)			<table border="1" style="width: 100%; border-collapse: collapse;"> <tr> <td style="width: 50%; padding: 2px;">NO</td> <td style="width: 50%; padding: 2px;">YES</td> </tr> <tr> <td style="text-align: center; padding: 2px;"><input type="checkbox"/></td> <td style="text-align: center; padding: 2px;"><input checked="" type="checkbox"/></td> </tr> </table>	NO	YES	<input type="checkbox"/>	<input checked="" type="checkbox"/>
NO	YES						
<input type="checkbox"/>	<input checked="" type="checkbox"/>						
3.a. Total acreage of the site of the proposed action?		2.179 acres					
b. Total acreage to be physically disturbed?		1.9 +/- acres					
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?		2.179 acres					
4. Check all land uses that occur on, adjoining and near the proposed action. <input checked="" type="checkbox"/> Urban <input type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban) <input type="checkbox"/> Forest <input type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input checked="" type="checkbox"/> Other (specify): Multi family Residential <input type="checkbox"/> Parkland							

5. Is the proposed action, a. A permitted use under the zoning regulations?	NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	N/A <input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<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 <input type="checkbox"/>	YES <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 <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
b. Are public transportation service(s) available at or near the site of the proposed action?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near site of the proposed action?	<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 <input type="checkbox"/>	YES <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 <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities? If No, describe method for providing wastewater treatment: _____	NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	
12. a. Does the site contain a structure that is listed on either the State or National Register of Historic Places?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
b. Is the proposed action located in an archeological sensitive area?	<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?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
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: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply: <input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input checked="" type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input type="checkbox"/> Urban <input type="checkbox"/> Suburban			
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
16. Is the project site located in the 100 year flood plain?	NO <input checked="" type="checkbox"/>	YES <input type="checkbox"/>	
17. Will the proposed action create storm water discharge, either from point or non-point sources? If Yes, a. Will storm water discharges flow to adjacent properties? <input checked="" type="checkbox"/> NO <input type="checkbox"/> YES	NO <input type="checkbox"/>	YES <input checked="" type="checkbox"/>	
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)? If Yes, briefly describe: <input type="checkbox"/> NO <input checked="" type="checkbox"/> YES Storm water will be detained in large size pipe gallery and will discharge to a combined sewer. Discharge quantity will be limited by an orifice in the discharge pipe. System will comply with the City of Albany/'s Interim Regulations.			

18. Does the proposed action include construction or other activities that result in the impoundment of water or other liquids (e.g. retention pond, waste lagoon, dam)? If Yes, explain purpose and size: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility? If Yes, describe: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste? If Yes, describe: _____	NO	YES
_____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I AFFIRM THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor name: Daniel R. Hershberg, Engineer for the Applicant		Date: 4/28/14
Signature: _____		

Part 2 - Impact Assessment. The Lead Agency is responsible for the completion of Part 2. Answer all of the following questions in Part 2 using the information contained in Part 1 and other materials submitted by the project sponsor or otherwise available to the reviewer. When answering the questions the reviewer should be guided by the concept "Have my responses been reasonable considering the scale and context of the proposed action?"

	No, or small impact may occur	Moderate to large impact may occur
1. Will the proposed action create a material conflict with an adopted land use plan or zoning regulations?	<input type="checkbox"/>	<input type="checkbox"/>
2. Will the proposed action result in a change in the use or intensity of use of land?	<input type="checkbox"/>	<input type="checkbox"/>
3. Will the proposed action impair the character or quality of the existing community?	<input type="checkbox"/>	<input type="checkbox"/>
4. Will the proposed action have an impact on the environmental characteristics that caused the establishment of a Critical Environmental Area (CEA)?	<input type="checkbox"/>	<input type="checkbox"/>
5. Will the proposed action result in an adverse change in the existing level of traffic or affect existing infrastructure for mass transit, biking or walkway?	<input type="checkbox"/>	<input type="checkbox"/>
6. Will the proposed action cause an increase in the use of energy and it fails to incorporate reasonably available energy conservation or renewable energy opportunities?	<input type="checkbox"/>	<input type="checkbox"/>
7. Will the proposed action impact existing:	<input type="checkbox"/>	<input type="checkbox"/>
a. public / private water supplies?	<input type="checkbox"/>	<input type="checkbox"/>
b. public / private wastewater treatment utilities?	<input type="checkbox"/>	<input type="checkbox"/>
8. Will the proposed action impair the character or quality of important historic, archaeological, architectural or aesthetic resources?	<input type="checkbox"/>	<input type="checkbox"/>
9. Will the proposed action result in an adverse change to natural resources (e.g., wetlands, waterbodies, groundwater, air quality, flora and fauna)?	<input type="checkbox"/>	<input type="checkbox"/>

	No, or small impact may occur	Moderate to large impact may occur
10. Will the proposed action result in an increase in the potential for erosion, flooding or drainage problems?	<input type="checkbox"/>	<input type="checkbox"/>
11. Will the proposed action create a hazard to environmental resources or human health?	<input type="checkbox"/>	<input type="checkbox"/>

Part 3 - Determination of significance. The Lead Agency is responsible for the completion of Part 3. For every question in Part 2 that was answered "moderate to large impact may occur", or if there is a need to explain why a particular element of the proposed action may or will not result in a significant adverse environmental impact, please complete Part 3. Part 3 should, in sufficient detail, identify the impact, including any measures or design elements that have been included by the project sponsor to avoid or reduce impacts. Part 3 should also explain how the lead agency determined that the impact may or will not be significant. Each potential impact should be assessed considering its setting, probability of occurring, duration, irreversibility, geographic scope and magnitude. Also consider the potential for short-term, long-term and cumulative impacts.

<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action may result in one or more potentially large or significant adverse impacts and an environmental impact statement is required.
<input type="checkbox"/>	Check this box if you have determined, based on the information and analysis above, and any supporting documentation, that the proposed action will not result in any significant adverse environmental impacts.
<div> <div>Name of Lead Agency</div> <div>Date</div> </div>	
<div> <div>Print or Type Name of Responsible Officer in Lead Agency</div> <div>Title of Responsible Officer</div> </div>	
<div> <div>Signature of Responsible Officer in Lead Agency</div> <div>Signature of Preparer (if different from Responsible Officer)</div> </div>	

PRINT

Council Member Sano introduced the following:

Resolution Number 54.82.12R(MC)

RESOLUTION OF THE COMMON COUNCIL AUTHORIZING THE CITY OF ALBANY TO ENTER INTO NEGOTIATIONS WITH JAMES J. AND MARY E. GOOGAS AND M & J PROPERTIES, LLC FOR THE PURCHASE OF THE CITY-OWNED PROPERTIES KNOWN AS 229, 231, 241, 251, 253, 257 AND 259 SOUTH ALLEN STREET, 70, 68, 66, 64, 62, 60, 44, 42, 40 AND 38 ONDERDONK AVENUE AND THE PORTION OF DALE PLACE ADJACENT TO 261 SOUTH ALLEN STREET AND 70 ONDERDONK AVENUE IN THE CITY OF ALBANY

BE IT RESOLVED, that the Mayor and the various departments of the City of Albany are hereby authorized and empowered to enter into negotiations with James J. and Mary E. Googas and M & J Properties, LLC for the purchase of the City-owned properties known as 229, 231, 241, 251, 253, 257 and 259 South Allen Street, 70, 68, 66, 64, 62, 60, 44, 42, 40 and 38 Onderdonk Avenue and the portion of Dale Place adjacent to 261 South Allen Street and 70 Onderdonk Avenue in the City of Albany.

RESOLVED, that the Common Council does not relinquish any of its property rights or statutory authority or discretion over these properties by means of this resolution.

RESOLVED, that this resolution shall take effect immediately.

Resolution Number 54.82.12R(MC)

Passed by the following vote of all the Council Members elected voting in favor thereof:

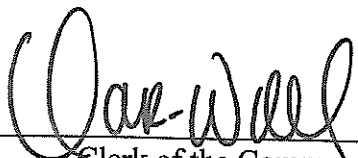
Affirmative – Bailey, Calsolaro, Conti, Fahey, Golby, Herring, Igoe, Jenkins-Cox, Konev, O'Brien, Rosenzweig, Sano and Smith

Negative - Freeman

Affirmative 13 Negative 1 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Resolution Number 54.82.12R (MC) was passed at a meeting of the Albany Common Council on August 20th, 2012.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 21st day of August 2012.



Clerk of the Common Council

Council Member Sano introduced the following:

Ordinance Number 32.91.12

**AN ORDINANCE AUTHORIZING AND DIRECTING THE CLOSING OF A
PORTION OF DALE PLACE IN THE CITY OF ALBANY**

The City of Albany, in Common Council convened, does hereby ordain and enact:

Section 1. It is hereby ordered and directed that the portion of Dale Place east of South Allen Street to the western side of Onderdonk Avenue, adjacent to 261 South Allen Street (Tax Map #64.74-4-26) and 70 Onderdonk Avenue (Tax Map #64.74-4-28), measuring approximately 30 feet in width by 198 feet in length, be discontinued and closed.

Section 2. It is hereby determined that the aforesaid right-of-way has been abandoned for municipal or public purposes.

Section 3. The form, content and description of the right-of-way to be closed shall be approved by the Corporation Counsel.

Section 4. This ordinance shall take effect immediately after public hearing and final passage.

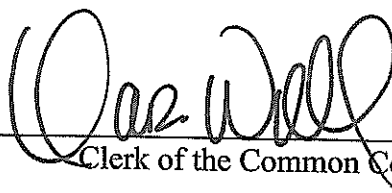
Passed by the following vote of all the Council Members elected voting in favor thereof:

Affirmative –Bailey, Calsolaro, Commisso, Conti, Fahey, Freeman, Golby, Herring, Igoe, O'Brien, Rosenzweig, Sano and Smith

Affirmative 13 Negative 0 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Ordinance Number 32.91.12 was passed at a meeting of the Albany Common Council on September 20th, 2012.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 24th day of September 2012.



Clerk of the Common Council

To: Nala Woodard, City Clerk
From: Patrick K. Jordan, Assistant Corporation Counsel
Re: Request for Common Council Legislation
Supporting Memorandum
Date: August 24, 2012

ORDINANCE NUMBER 32.91.12

TITLE

**AN ORDINANCE AUTHORIZING AND DIRECTING THE CLOSING OF A PORTION
OF DALE PLACE IN THE CITY OF ALBANY**

GENERAL PURPOSE OF LEGISLATION

**TO CLOSE AND DISCONTINUE A PORTION OF DALE PLACE, WHICH IS A PAPER
STREET SITUATED BETWEEN SOUTH ALLEN AND ONDERDONK. THE RIGHT-
OF-WAY IS PART OF THE APPLICATION TO THE CITY FOR THE PURCHASE OF
ADJACENT CITY-OWNED PROPERTIES OUTLINED IN ORDINANCE 31.81.12.
THE APPLICANT WOULD LIKE TO CONSTRUCT SENIOR LIVING GARDEN
APARTMENTS ON THE SITE.**

NECESSITY FOR LEGISLATION AND ANY CHANGE TO EXISTING LAW

**CLOSING AND DISCONTINUANCE OF RIGHT-OF WAYS REQUIRES
LEGISLATIVE AUTHORIZATION.**

**EXPLANATION OF DEADLINE OR REQUESTED TIME FRAME FOR PASSAGE
AFTER A PUBLIC HEARING.**

SPECIFICS OF BIDDING OR OTHER PROCUREMENT PROCESS (if applicable)
N/A

SPECIFICS OF REAL PROPERTY SALE OR ACQUISITION (if applicable)
N/A

FISCAL IMPACT(S)
N/A

Council Member Sano introduced the following, which was approved:

Resolution Number 55.91.12R

RESOLUTION OF THE COMMON COUNCIL ENACTING A HOME RULE MESSAGE TO THE NEW YORK STATE LEGISLATURE REQUESTING THE ENACTMENT OF SENATE BILL NO. 7606--A / ASSEMBLY BILL NO. 10578--A ENTITLED: "AN ACT TO AUTHORIZE THE CITY OF ALBANY TO DISCONTINUE THE USE OF CERTAIN LANDS AS PARK LANDS"

RESOLVED, that a Home Rule Message is hereby enacted and directed to the New York State Legislature requesting the enactment of Senate Bill No. 7606--A and Assembly Bill No. 10578--A entitled:

"AN ACT to authorize the City of Albany to discontinue the use of certain lands as park lands."

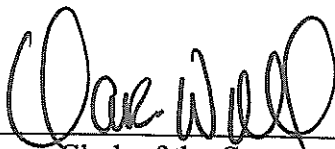
Passed by the following vote of all the Council Members elected voting in favor thereof:

Affirmative – Bailey, Calsolaro, Commisso, Conti, Fahey, Freeman, Golby, Herring, Igoe, O'Brien, Rosenzweig, Sano and Smith

Affirmative 13 Negative 0 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Resolution Number 55.91.12R was passed at a meeting of the Albany Common Council on September 20th, 2012.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 24th day of September 2012.



Clerk of the Common Council

To: Nala R. Woodard, City Clerk
From: Patrick K. Jordan, Assistant Corporation Counsel
Re: Request for Common Council Legislation
Supporting Memorandum
Date: August 24, 2012

RESOLUTION NUMBER 55.91.12R

TITLE

RESOLUTION OF THE COMMON COUNCIL ENACTING A HOME RULE MESSAGE TO THE NEW YORK STATE LEGISLATURE REQUESTING THE ENACTMENT OF SENATE BILL 7606--A / ASSEMBLY BILL NO. 10578--A ENTITLED: "AN ACT TO AUTHORIZE THE CITY OF ALBANY TO DISCONTINUE THE USE OF CERTAIN LANDS AS PARK LANDS"

GENERAL PURPOSE OF LEGISLATION

TO ENACT A HOME RULE MESSAGE REQUESTING THAT THE NEW YORK STATE LEGISLATURE PASS LEGISLATION ALLOWING THE CITY TO REMOVE THE PARKS DESIGNATION OF A PIECE OF CITY-OWNED PROPERTY AT 241 SOUTH ALLEN STREET.

NECESSITY FOR LEGISLATION AND ANY CHANGE TO EXISTING LAW RULES OF THE NEW YORK STATE LEGISLATURE REQUIRE THE ENACTMENT OF A HOME RULE MESSAGE PRIOR TO THE PASSAGE OF SPECIAL LEGISLATION OF THIS MANNER.

EXPLANATION OF DEADLINE OR REQUESTED TIME FRAME FOR PASSAGE
N/A.

FISCAL IMPACT(S)
N/A

Council Member Sano introduced the following:

Resolution Number 12.31.13R

RESOLUTION OF THE COMMON COUNCIL ENACTING A HOME RULE MESSAGE TO THE NEW YORK STATE LEGISLATURE REQUESTING THE ENACTMENT OF SENATE BILL NO. 2342 / ASSEMBLY BILL NO. 4717 ENTITLED: "AN ACT TO AUTHORIZE THE CITY OF ALBANY TO DISCONTINUE THE USE OF CERTAIN LANDS AS PARK LANDS"

RESOLVED, that a Home Rule Message is hereby enacted and directed to the New York State Legislature requesting the enactment of Senate Bill No. 2342 and Assembly Bill No. 4717 entitled:

"AN ACT to authorize the City of Albany to discontinue the use of certain lands as park lands."

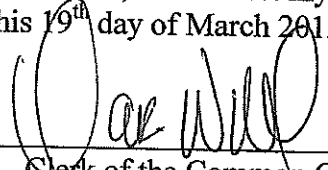
Passed by the following vote of all the Council Members elected voting in favor thereof:

Affirmative –Bailey, Calsolaro, Commisso, Fahey, Freeman, Golby, Herring, Igoe, Konev, O'Brien, Rosenzweig, Sano and Smith

Affirmative 13 Negative 0 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Resolution Number 12.31.13R was passed at a meeting of the Albany Common Council on March 18th, 2013.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 19th day of March 2013.



Clerk of the Common Council

Council Member Sano introduced the following:

Resolution Number 40.62.13R

RESOLUTION OF THE COMMON COUNCIL ENACTING A HOME RULE MESSAGE TO THE NEW YORK STATE LEGISLATURE REQUESTING THE ENACTMENT OF SENATE BILL NO. 2342-A / ASSEMBLY BILL NO. 4717-A ENTITLED: "AN ACT TO AUTHORIZE THE CITY OF ALBANY TO DISCONTINUE THE USE OF CERTAIN LANDS AS PARK LANDS AND TO DEDICATE NEW PARK LANDS"

RESOLVED, that a Home Rule Message is hereby enacted and directed to the New York State Legislature requesting the enactment of Senate Bill No. 2342-A and Assembly Bill No. 4717-A entitled:

"AN ACT to authorize the City of Albany to discontinue the use of certain lands as park lands and to dedicate new park lands."

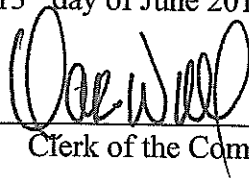
Passed by the following vote of all the Council Members elected voting in favor thereof:

Affirmative – Bailey, Commisso, Conti, Fahey, Golby, Herring, Igoue, Konev, O'Brien, Rosenzweig and Sano

Affirmative 11 Negative 0 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Resolution Number 40.62.13R was passed at a meeting of the Albany Common Council on June 12th, 2013.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 13th day of June 2013.



Clerk of the Common Council

Council Member Sano introduced the following:

Resolution Number 81.101.13R

RESOLUTION OF THE COMMON COUNCIL ISSUING A NEGATIVE DECLARATION IN ACCORDANCE WITH ARTICLE 8 OF THE ENVIRONMENTAL CONSERVATION LAW (SEQRA), AND ITS IMPLEMENTING REGULATIONS REGARDING THE PROPOSED REZONING OF THE PROPERTIES LOCATED AT 241 SOUTH ALLEN STREET, 70, 68, 66, 64, 62, 60, 44, 42, 40 AND 38 ONDERDONK AVENUE AND THE PORTION OF THE FORMER DALE PLACE ADJACENT TO 261 SOUTH ALLEN STREET AND 70 ONDERDONK AVENUE

WHEREAS, Ordinance 40.82.13 was introduced by the City of Albany Common Council on August 19, 2013, which proposed rezoning the properties located at 241 South Allen Street from Single-Family Medium-Density District (R-1B) and Land Conservation District (LC) and 70, 68, 66, 64, 62, 60, 44, 42, 40 and 38 Onderdonk Avenue from Single-Family Medium-Density District (R-1B) and the portion of the right-of-way formerly known as Dale Place, measuring approximately thirty (30) feet in width by approximately one hundred ninety eight (198) feet in length, adjacent to 261 South Allen Street and 70 Onderdonk Avenue to Multifamily Low-Density Residential District (R-3A); and

WHEREAS, the Common Council declared itself Lead Agency for coordinated review at a public meeting held on September 16, 2013 in connection with the proposed rezoning; and

WHEREAS, the Common Council received a short Environmental Assessment Form (short EAF), in conjunction with said proposed rezoning; and

WHEREAS, the proposed rezoning was the subject of a Public Hearing held by the Common Council on September 16, 2013, where public comment was received; and

WHEREAS, the action is subject to the provisions of the State Environmental Quality Review Act ("SEQRA"), as set forth in Environmental Conservation law Article 8, and its implementing regulations; and

WHEREAS, the rezoning is determined to be an Unlisted action pursuant to SEQRA; and

WHEREAS, the record demonstrates that the rezoning will not have a significant adverse environmental impact, and that a Negative Declaration of Environmental Significance should be issued.

NOW, THEREFORE, BE IT RESOLVED, that based upon the review and consideration of the short Environmental Assessment Form and public comments, the Common Council finds and declares the action to be Unlisted pursuant to the New York State Environmental Conservation Law, and its implementing regulations, and having duly considered the entire record before it, declares that the rezoning the properties located at 241 South Allen

Street from Single-Family Medium-Density District (R-1B) and Land Conservation District (LC) and 70, 68, 66, 64, 62, 60, 44, 42, 40 and 38 Onderdonk Avenue from Single-Family Medium-Density District (R-1B) and the portion of the right-of-way formerly known as Dale Place, measuring approximately thirty (30) feet in width by approximately one hundred ninety eight (198) feet in length, adjacent to 261 South Allen Street and 70 Onderdonk Avenue to Multifamily Low-Density Residential District (R-3A) has no potentially significant adverse impacts upon the environment, as that term is defined in SEQRA, will not require the preparation of a full Environmental Impact Statement and therefore issues a Negative Determination of Environmental Significance.

RESOLVED, that this resolution shall take effect immediately.

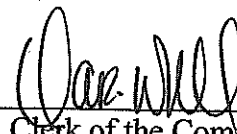
Passed by the following vote of all the Council Members elected voting in favor thereof:

Affirmative – Bailey, Calsolaro, Commisso, Conti, Fahey, Golby, Igoc, Konev, O'Brien, Rosenzweig, and Sano

Affirmative 11 Negative 0 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Resolution Number 81.101.13 was passed at a meeting of the Albany Common Council on October 7, 2013.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 8th day of October 2013.



Clerk of the Common Council

Council Member Sano introduced the following:

Ordinance Number 40.82.13

AN ORDINANCE AMENDING CHAPTER 375 OF THE CODE OF THE CITY OF ALBANY (ZONING) CHANGING THE ZONING CLASSIFICATION OF THE PROPERTIES LOCATED AT 241 SOUTH ALLEN STREET, 70, 68, 66, 64, 62, 60, 44, 42, 40 AND 38 ONDERDONK AVENUE AND THE PORTION OF THE FORMER DALE PLACE ADJACENT TO 261 SOUTH ALLEN STREET AND 70 ONDERDONK AVENUE TO MULTIFAMILY LOW DENSITY RESIDENTIAL DISTRICT (R-3A) AND AMENDING THE ZONING MAP ACCORDINGLY

The City of Albany, in City Council convened, does hereby ordain and enact:

Section 1. Chapter 375 of the Code of the City of Albany (Zoning) and the Official Zoning Map are hereby amended to change the zoning classification of the properties located at 241 South Allen Street from Single-Family Medium-Density District (R-1B) and Land Conservation District (LC) and 70 Onderdonk Avenue, 68 Onderdonk Avenue, 66 Onderdonk Avenue, 64 Onderdonk Avenue, 62 Onderdonk Avenue, 60 Onderdonk Avenue, 44 Onderdonk Avenue, 42 Onderdonk Avenue, 40 Onderdonk Avenue, 38 Onderdonk Avenue from Single-Family Medium-Density District (R-1B) and the portion of the right-of-way formerly known as Dale Place, measuring approximately thirty (30) feet in width by approximately one hundred ninety eight (198) feet in length, adjacent to 261 South Allen Street and 70 Onderdonk Avenue to Multifamily Low-Density Residential District (R-3A), said properties being more particularly described as follows:

All that parcel of land situated in the City of Albany, County of Albany and State of New York, identified on the tax map as follows:

**Parcel 1
Section: 64.74
Block: 4
Lot: 21**

Said premises more commonly known as 241 South Allen Street measuring 210.00' by 198.00'

**Parcel 2
Section: 64.74
Block: 4
Lot: 28**

Said premises more commonly known as 70 Onderdonk Avenue measuring 30.00' by 98.00'

**Parcel 3
Section: 64.74
Block: 4
Lot: 29**

Said premises more commonly known as 68 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 4

Section: 64.74

Block: 4

Lot: 30

Said premises more commonly known as 66 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 5

Section: 64.74

Block: 4

Lot: 31

Said premises more commonly known as 64 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 6

Section: 64.74

Block: 4

Lot: 32

Said premises more commonly known as 62 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 7

Section: 64.74

Block: 4

Lot: 33

Said premises more commonly known as 60 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 8

Section: 64.74

Block: 4

Lot: 34

Said premises more commonly known as 44 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 9

Section: 64.74

Block: 4

Lot: 35

Said premises more commonly known as 42 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 10

Section: 64.74

Block: 4

Lot: 36

Said premises more commonly known as 40 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 11

Section: 64.74

Block: 4
Lot: 37

Said premises more commonly known as 38 Onderdonk Avenue measuring 30.00' by 98.00'

Parcel 12

Said premises being the portion of the right-of-way formerly known as Dale Place, measuring approximately thirty (30) feet in width by approximately one hundred ninety eight (198) feet in length, adjacent to 261 South Allen Street and 70 Onderdonk Avenue.

Section 2. The Council finds and declares that this action is an "Unlisted" action under Article 8 of the Environmental Conservation Law and the regulations promulgated thereunder (SEQRA), and directs that coordinated review be conducted for the determination and establishment of Lead Agency.

Section 3. This Ordinance shall take effect immediately.

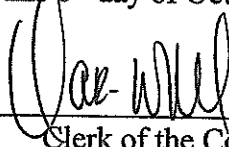
Passed by the following vote of all the Council Members elected voting in favor thereof:

Affirmative – Bailey, Calsolaro, Commisso, Conti, Fahey, Golby, Igoe, Konev, O'Brien, Rosenzweig, and Sano

Affirmative 11 Negative 0 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Ordinance Number 40.82.13 was passed at a meeting of the Albany Common Council on October 7, 2013.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 8th day of October 2013.



Clerk of the Common Council

Council Member Sano introduced the following:

Ordinance Number 31.81.12

AN ORDINANCE AUTHORIZING AND DIRECTING THE CONVEYANCE OF ALL THE RIGHT, TITLE AND INTEREST OF THE CITY OF ALBANY IN AND TO 229, 231, 241, 251, 253, 257 AND 259 SOUTH ALLEN STREET, 70, 68, 66, 64, 62, 60, 44, 42, 40 AND 38 ONDERDONK AVENUE AND THE PORTION OF DALE PLACE ADJACENT TO 261 SOUTH ALLEN STREET AND 70 ONDERDONK AVENUE IN THE CITY OF ALBANY IN THE CITY OF ALBANY, NEW YORK AT PRIVATE SALE TO JAMES J. AND MARY E. GOOGAS

The City of Albany, in Common Council convened, does hereby ordain and enact:

Section 1. It is hereby ordered and directed that all the right, title and interest of the City of Albany in and to the properties known as 229 South Allen Street (Tax Map #64.74-4-19), 231 South Allen Street (Tax Map #64.74-4-20), 241 South Allen Street (Tax Map #64.74-4-21), 251 South Allen Street (Tax Map #64.74-4-22), 253 South Allen Street (Tax Map #64.74-4-23), 257 South Allen Street (Tax Map #64.74-4-24), 259 South Allen Street (Tax Map #64.74-4-25), 70 Onderdonk Avenue (Tax Map #64.74-4-28), 68 Onderdonk Avenue (Tax Map #64.74-4-29), 66 Onderdonk Avenue (Tax Map #64.74-4-30), 64 Onderdonk Avenue (Tax Map #64.74-4-31), 62 Onderdonk Avenue (Tax Map #64.74-4-32), 60 Onderdonk Avenue (Tax Map #64.74-4-33), 44 Onderdonk Avenue (Tax Map #64.74-4-34), 42 Onderdonk Avenue (Tax Map #64.74-4-35), 40 Onderdonk Avenue (Tax Map #64.74-4-36), 38 Onderdonk Avenue (Tax Map #64.74-4-37) and the portion of the right-of-way known as Dale Place, measuring approximately thirty (30) feet in width by approximately one hundred ninety eight (198) feet in length, adjacent to 261 South Allen Street and 70 Onderdonk Avenue, be sold at private sale pursuant to the provisions of Local Law No. 4 for 1984 to James J. and Mary E. Googas.

SUBJECT to all easements, restrictions and rights-of-way of record.

Section 2. It is hereby determined that the aforesaid properties have been abandoned for municipal or public purposes.

Section 3. The form, content, terms and conditions of such conveyance shall be approved by the Corporation Counsel and shall be subject to the approval of the Board of Estimate and Apportionment, and if approved by said Board, the Mayor is hereby authorized and directed to execute a proper deed of conveyance for a valuable consideration.

Section 4. This ordinance shall take effect immediately.

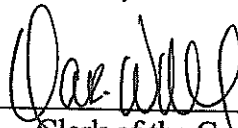
Passed by the following vote of all the Council Members elected voting in favor thereof:

Affirmative – Bailey, Calsolaro, Commisso, Conti, Fahey, Golby, Igoe, Konev, O'Brien, Rosenzweig, and Sano

Affirmative 11 Negative 0 Abstain 0

I, Nala Woodard, City Clerk and Clerk of the Common Council, do hereby certify that Ordinance Number 31.81.12 was passed at a meeting of the Albany Common Council on October 7, 2013.

In Affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 8th day of October 2013.



Clerk of the Common Council



Bill A4717A-2013

Authorizes the city of Albany to discontinue use of lands as park lands and to dedicate new park lands

Authorizes the city of Albany to discontinue use of lands as park lands and to dedicate the fair market value of those park lands to the acquisition of additional park lands and/or improvements to existing park lands.

Details

- Same as: S2342A-2013
- Versions A4717-2013 A4717A-2013
- Sponsor: Fahy
- Committee: RULES
- Law Section: Parks

Actions

- Jun 20, 2013: RETURNED TO ASSEMBLY
- Jun 20, 2013: PASSED SENATE
- Jun 20, 2013: HOME RULE REQUEST
- Jun 20, 2013: 3RD READING CAL.1477
- Jun 20, 2013: SUBSTITUTED FOR S2342A
- Jun 20, 2013: REFERRED TO RULES
- Jun 20, 2013: delivered to senate
- Jun 20, 2013: passed assembly
- Jun 20, 2013: home rule request
- Jun 19, 2013: ordered to third reading rules cal.507
- Jun 19, 2013: rules report cal.507
- Jun 19, 2013: reported
- Jun 18, 2013: reported referred to rules
- Jun 17, 2013: reported referred to ways and means
- Jun 5, 2013: print number 4717a
- Jun 5, 2013: amend (t) and recommit to cities
- Feb 8, 2013: referred to cities
- Feb 8, 2013: referred to cities

CAPITOL CONFIDENTIAL

Home Capitol Blog The State Worker NY on the Potomac Capitol Voices National Politics



Bill signings announced

Posted on July 12, 2013 at 5:10 pm by Casey Sailer, Capitol bureau chief in Andrew Cuomo

E-mail | Print

Twitter 1 Like 0

The second floor announced that Gov. Andrew Cuomo signed 59 of the 71 bills placed on his desk last week. Most were of local impact, including a measure that allows the City of Albany to sell a pocket park off South Allen and use the proceeds to buy land for a small park in North Albany.

The signed bills:

Chapter 102

A4025 Galef (MS) — Prohibits smoking at playgrounds
Same as S 1643 CARLUCCI

Chapter 103

A833 O'Donnell — Relates to the composition of community district education councils
Same as S 2283 LANZA

Chapter 104

A884 Lifton — Increases the amount of members of the town of Lansing Housing Authority from five to seven
Same as S 5071 NOZZOLIO

Chapter 105

A1852A Magnarelli — Authorizes James DiFulvio to be placed on the eligible list for a certain position
Same as S 4201 RITCHIE

Chapter 106

A1935A Englebright (MS) — Provides for the mapping of breast cancer in the state
Same as S 3768 HANNON

Chapter 107

A2841 Crouch — Extends the authorization of the county of Chenango to impose an additional one percent of sales and compensating use taxes
Same as S 2347 LIBOUS

Chapter 108

A3823 Otis — Extends the village of Rye Brook occupancy tax for three years
Same as S 2594 LATIMER

Chapter 109

A4717A Fahy — Authorizes the city of Albany to discontinue use of lands as park lands and to dedicate new park lands
Same as S 2342-A BRESLIN

Chapter 110

A4851 Lentol — Authorizes the issuance of a retail liquor license to a business that is otherwise prohibited from obtaining a license based upon their geographic location
Same as S 3560 ADAMS

Chapter 111

A5832A DiPietro — Makes the use of rifles for hunting in Wyoming county permanent
Same as S 3757-A GALLIVAN

Chapter 112

A6314 Lopez P — Authorizes the county of Schoharie to impose a county recording tax on obligation secured by a mortgage on real property
Same as S 4020 SEWARD

Chapter 113

A6551 Lavine (MS) — Relates to electronic filing in civil proceedings in Nassau county
Same as S 4833 MARTINS

Chapter 114

A6573 Butler — Amends chapter 489 of the laws of 2004, relating to the mortgage recording tax in the county of Fulton, to extend the effectiveness of such chapter
Same as S 4556 FARLEY

Chapter 115

A6682 Lifton — Relates to the mortgage recording tax in the county of Tompkins
Same as S 4661 O'MARA

Chapter 116

A6712 Maisel — Extends provisions of law relating to the transportation of school children
Same as S 5134 FLANAGAN

Chapter 117

A6732 Havley — Extends the period during which the county of Genesee is authorized to impose a county recording tax on certain mortgage obligation
Same as S 4437 RANZENHOFER

RECENT COMMENTS ON THIS BLOG

A.M. Roundup: Moreland panel meets in secret (3)
Bob Brown: As far as the groups opposing the prosecution of 16 and 17 year olds, as adults, are you kidding? If your...
Bob Brown: The Moreland Commission met secretly, and AG Schneiderman subpoenaed records of the Nassau County GOP and...
Bob Brown: Here is an article published today in the Elmira newspaper, regarding earthquake activity related to any...
AG: Guilty plea by SarCo insurance agent who bilked couple (3)
sammy: I read the article & noticed that the scammer kept trying to sound religious - with lots of...
Cuomo: 426 alleged taxi-drivers cited over holiday weekend (3)
Snapdragon: If distracted driving is as, or more, dangerous as drunk driving, then push the penalties up to the DWI...
J: I'm more interested in how many get plead down to lesser charges.
Morning Road: 'Quinn's Office Was Also Less Than Clear' (1)
hawkey: Father Stringer has the morality microphone again, eh?

CATEGORIES

109TH ASSEMBLY DISTRICT (7)
2010 (14)
2010 ATTORNEY GENERAL ELECTION (141)
2010 COMPTROLLER ELECTION (52)
2010 DEMOCRATIC PRIMARY (130)
2010 GOV RACE (8)
2010 GOVERNOR ELECTION (377)
2010 HOUSE ELECTIONS (154)
2010 REPUBLICAN PRIMARY (124)
2010 STATE ASSEMBLY ELECTIONS (49)
2010 STATE SENATE ELECTION (177)
2010 U.S. SENATE ELECTIONS (84)
2012 (333)
2012 DEMOCRATIC PRIMARY (19)
2012 HOUSE ELECTIONS (118)
2012 PRESIDENTIAL ELECTION (101)
2012 REPUBLICAN PRIMARY (36)
2012 STATE ASSEMBLY ELECTIONS (61)
2012 STATE SENATE ELECTIONS (183)
2012 U.S. SENATE ELECTION (63)

ARCHIVES

▼ 2013 (5659)
July 2013
June 2013
May 2013
April 2013
March 2013
February 2013
January 2013
► 2012 (11234)
► 2011 (16913)
► 2010 (4463)
► 2009 (2648)
► 2008 (2939)
► 2007 (2676)
► 2006 (3139)
► 2005 (3)
► 2001 (37)

HANDBOOK ON THE Alienation and Conversion of Municipal Parkland in New York



State of New York
Andrew M. Cuomo, Governor

New York State Office of Parks,
Recreation and Historic Preservation
Betsy Harvey, Commissioner

An Equal Opportunity/Affirmative Action Agency

CONTENT REVISED JUNE 2011

Introduction

Municipally owned parkland and open space are nonrenewable resources which are carefully preserved in all communities. Once lost to another use, open space is difficult to recover. For this reason, the New York State Office of Parks, Recreation and Historic Preservation strongly endorses the maintenance and expansion of municipal parks and open space, and the recreational opportunities they offer. State Parks encourages a "no net loss of parkland" policy.

While the preservation of municipal parks and open space is our goal, State Parks recognizes that in certain instances a municipality may conclude that a change in parkland use may be necessary to advance public purposes. When a proposal for such a change in parkland use is made, State Parks encourages a careful evaluation of the proposed change and the impacts expected from that change. Municipal decision-makers should also be aware of, and ensure compliance with, legal requirements applicable to the proposed change of use.

This *Handbook* has been prepared for use by municipalities and individuals who have an interest in the process and the deliberations involved in the change of use of municipal parkland and open space. At the outset, it is important to know that there are two procedures that may be triggered when a municipality wishes to change the way it uses parkland. These two procedures are known as parkland "alienation" and, in some instances, parkland "conversion."

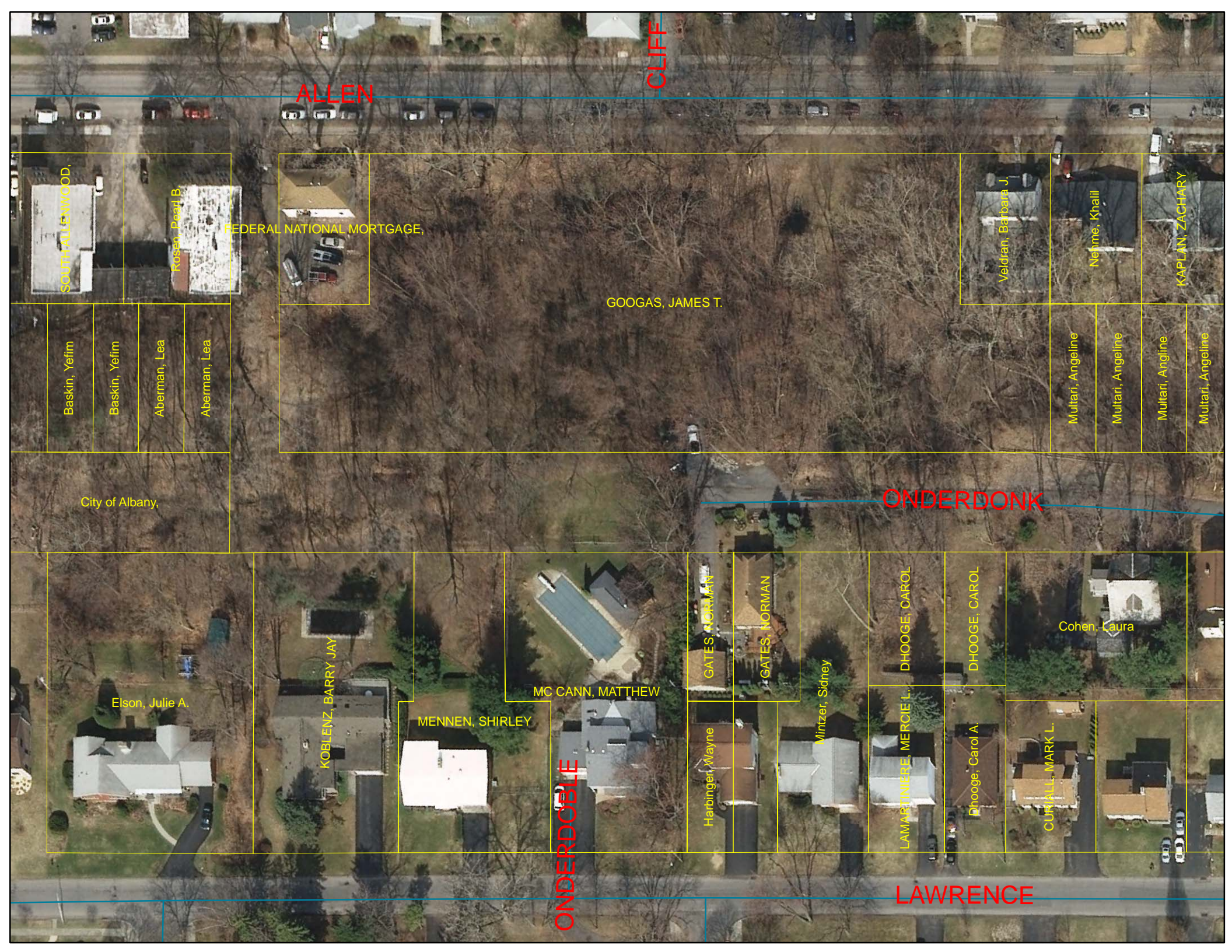
What is parkland alienation?

Parkland "alienation" occurs when a municipality wishes to sell, lease, or discontinue municipal parkland. Parkland alienation applies to every municipal park in the State, whether owned by a city, county, town, or village. In order to convey parkland to a non-public entity, or to use parkland for another purpose, the municipality *must* receive prior authorization from the State in the form of legislation enacted by the New York State Legislature and approved by the Governor. The bill by which the Legislature grants its authorization is commonly referred to as a "parkland alienation" bill.

The requirements for parkland alienation bills vary depending upon whether or not State dollars have been invested in the municipal park that is being considered for a potential change of use. Therefore, it is crucial that a municipality identify whether or not State funding has been invested as early in the process as possible.

What is parkland conversion?

Parkland "conversion" may also apply to municipal parks in New York State. The conversion process applies *only* to those municipal parks that have received Federal funds for acquisition or improvement pursuant to either the *Land and Water Conservation Fund* or the *Urban Park and Recreation Recovery Program*. Conversion applies when a municipality wishes to sell or otherwise convey funded parkland to another entity, or if the funded park will cease to be used for public *outdoor* recreation.



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Nehme, Khalil

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Baskin, Yefim

Baskin, Yefim

Aberman, Lea

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