

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25

PLANNING BOARD  
TOWN OF COLONIE

COUNTY OF ALBANY

\*\*\*\*\*  
THE PROPOSED AMMENDED FINAL PLANS OF THE PARCEL KNOWN AS  
OPEN ARMS FELLOWSHIP CHURCH, 2714 CURRY ROAD  
\*\*\*\*\*

THE TAPED AND TRANSCRIBED MINUTES of the above entitled  
proceeding BY NANCY STRANG-VANDEBOGART commencing on  
May 12, 2009 at 7:44 p.m. at the Public Operations Center  
347 Old Niskayuna Road, Latham, New York 12110

BOARD MEMBERS:

- JEAN DONOVAN, CHAIRPERSON
- ELENA VAIDA
- MICHAEL SULLIVAN
- THOMAS NARDACCI
- GEORGE B. HOLLAND, JR.
- CHARLES J. O'ROURKE
- TIMOTHY LANE
- PETER STUTO, Jr. Esq., Attorney for the Planning Board

Also present:

- Joseph LaCivita, Director, Planning and Economic Development
- Joe Bianchine, ABD Engineering
- Kevin DeLaughter, Planning and Economic Development

1                   CHAIRPERSON DONOVAN: We're going to take care of  
2                   the church on Curry Road hopefully in an expedient  
3                   manner.

4                   That's you, Joe.

5                   MR. BIANCHINE: I'm Joe Bianchine with ABD  
6                   Engineers.

7                   Basically this is the plan that was approved a  
8                   month ago or so of the church on Curry Road.

9                   What's happened here is that they've expanded a  
10                  little bit in the size of their footprint. As you can  
11                  see there is a red arrow here and here and here  
12                  (Indicating). So, it's increased, I think, about 1,730  
13                  square feet. It's been previously approved and that's  
14                  why we're here.

15                 The parking lot, the drainage and the landscaping  
16                 is really all basically the same. We just slid this  
17                 over here (Indicating) in just one place, I think, and  
18                 that's basically all that we've adjusted.

19                 CHAIRPERSON DONOVAN: So this is just an  
20                 amendment on the final.

21                 Do you have any comments on this?

22                 MR. DELAUGHTER: No.

23                 CHAIRPERSON DONOVAN: Any problems?

24                 MR. DELAUGHTER: No, it's really straightforward.  
25                 If it had already been built, it would be a minor

1 application.

2 MR. LANE: Does the additional size require  
3 additional parking? Isn't the parking based on the  
4 square footage?

5 MR. BIANCHINE: The parking is based on the  
6 seating capacity.

7 MR. LANE: As opposed to the square footage area  
8 of the facility, itself. What was the need for the  
9 increase in the size?

10 MR. BIANCHINE: Extra space for additional  
11 people.

12 MR. O'ROURKE: More people going to church.

13 MR. BIANCHINE: And uses inside the building. The  
14 church felt that they needed it.

15 CHAIRPERSON DONOVAN: Anything else, Tim?

16 MR. LANE: My understanding is that this place is  
17 well water. It's not served by the water district;  
18 correct?

19 MR. BIANCHINE: That's right.

20 MR. LANE: And it's sprinklered? Is there  
21 sufficient flow?

22 CHAIRPERSON DONOVAN: We would never have  
23 approved it if there wasn't on their site.

24 MR. BIANCHINE: It's been approved by the Albany  
25 County Health Department.

1 MR. LANE: I heard otherwise.

2 CHAIRPERSON DONOVAN: You heard otherwise? From  
3 where?

4 MR. LANE: I was actually speaking to Pete  
5 Lattanzio and he said based on the well water, the  
6 pressure might not be up to snuff for the sprinklers.

7 MR. O'ROURKE: Oh, come on. You're telling me  
8 that somebody that signed-off on this project now is  
9 telling you -?

10 MR. LANE: That's exactly what I said to him.

11 CHAIRPERSON DONOVAN: So Pete Lattanzio sent us a  
12 letter from Fire Services saying that everything is all  
13 right and now he's telling us that it's not? Maybe Pete  
14 Lattanzio should be looked at by somebody because he's  
15 either not doing his job, or he is. I don't know.

16 MR. O'ROURKE: I'm very concerned about that  
17 statement.

18 CHAIRPERSON DONOVAN: I am too.

19 MR. O'ROURKE: Here we just had a project last  
20 week that said, hey do we need additional fire  
21 apparatus in the back of the building to save peoples  
22 lives for a hotel and Pete Lattanzio says okay. Then he  
23 says okay on this project. Now, he's telling Member Tim  
24 Lane something different. I have big problems with  
25 this.

1                   CHAIRPERSON DONOVAN: Maybe Mr. Lattanzio should  
2                   be invited to the Planning Board some day so we can  
3                   talk to him. I assume that when I get a written piece  
4                   of paper that says that the Fire Services signs off,  
5                   that they do.

6                   Kevin, don't you assume that?

7                   MR. DELAUGHTER: Yes.

8                   MR. LANE: Were there figures on the flows,  
9                   etcetera, in reference to the project? I mean, I don't  
10                  have anything in front of me.

11                  MR. BIANCHINE: I don't have those and I don't  
12                  really recall them.

13                  MR. LACIVITA: Joe, what was the sign-off that  
14                  you got from the county regarding the well and the  
15                  sprinkler system?

16                  MR. BIANCHINE: It is for the well, itself. It's  
17                  for the sprinkler system and that goes through the  
18                  Building Department.

19                  MR. O'ROURKE: It's 13 gallons per minute, I  
20                  believe that I saw.

21                  MR. LANE: That's enough to serve the sprinkler  
22                  system.

23                  MR. BIANCHINE: Well, it has to go through a  
24                  storage tank and that's all engineered through the  
25                  building plans.

1                   MR. LANE: So there is probably pressure  
2                   increasing valve?

3                   MR. BIANCHINE: Yes.

4                   MR. LANE: Maybe that wasn't considered by Pete.

5                   MR. DELAUGHTER: There may be an issue of meeting  
6                   minimum standards versus what he'd like to see. Without  
7                   talking to him, I wouldn't jump to conclusions.

8                   CHAIRPERSON DONOVAN: I wouldn't either, but I  
9                   would think that we would get that information from  
10                  Fire Services.

11                  MR. LANE: We're talking well water versus a  
12                  pressurized system.

13                  MR. O'ROURKE: I agree Tim, but not everybody in  
14                  this town has town water.

15                  MR. LANE: Exactly.

16                  MR. O'ROURKE: I've got a septic.

17                  MR. LANE: This is septic as well.

18                  MR. LACIVITA: I will confirm tomorrow.

19                  MR. O'ROURKE: Thanks, Joe. And I would like to  
20                  see - just so that we can be sure when we ask questions  
21                  that maybe the Chief should come in and see us.

22                  MR. NARDACCI: With regard to this project, it's  
23                  regulated by the building code so there are more steps  
24                  that are needed.

25                  MR. O'ROURKE: On the next project as well,

1 Mr. Lattanzio stated I'm not all right with 16 feet. We  
2 need 20 feet all the way around the building as he did  
3 with the hotel from two weeks ago. I just want to make  
4 sure -

5 CHAIRPERSON DONOVAN: Tim said that he told him  
6 that we may not have enough pressure.

7 MR. O'ROURKE: That's what I'm saying. That  
8 bothers me.

9 MR. LANE: Whether or not he knew about the  
10 pressurized system - I don't know; possibly not. I hate  
11 to throw anybody under the bus.

12 CHAIRPERSON DONOVAN: You just did.

13 MR. O'ROURKE: There is the record.

14 CHAIRPERSON DONOVAN: Joe, we're meeting  
15 Thursday?

16 MR. LACIVITA: Yes.

17 CHAIRPERSON DONOVAN: You want to see if maybe we  
18 can set up a meeting with Pete Lattanzio early Thursday  
19 afternoon and we can talk with him?

20 MR. LACIVITA: Sure.

21 MR. O'ROURKE: And Jean, my biggest concern with  
22 all this is just that to make sure that all the  
23 applicants are all on the same footing. I don't care  
24 who they are or what they do. If you're going to build  
25 in this part of the town, it's the same standard as

1           that part of the town, as the north end, south end or  
2           east; and we're all in the same boat.

3                   CHAIRPERSON DONOVAN: Anybody else?

4                           ***(There were no other responses.)***

5                   CHAIRPERSON DONOVAN: Do I have a motion on the  
6           amended final?

7                   MR. O'ROURKE: I'll make that motion.

8                   CHAIRPERSON DONOVAN: Do I have a second?

9                   MR. NARDACCI: I'll second.

10                  CHAIRPERSON DONOVAN: All those in favor?

11                           ***(Ayes were recited.)***

12                  CHAIRPERSON DONOVAN: Opposed?

13                           ***(There were none opposed.)***

14

15

16                           ***(Whereas the proceeding concerning the above***

17                           ***entitled matter was concluded at 7:54 p.m.)***

18

19

20

21

22

23

24

25

CERTIFICATION

1  
2  
3  
4  
5  
6  
7  
8  
9  
10  
11  
12  
13  
14  
15  
16  
17  
18  
19  
20  
21  
22  
23  
24  
25

I, NANCY STRANG-VANDEBOGART, Notary Public in  
and for the State of New York, hereby CERTIFY that the  
record taped and transcribed by me at the time and  
place noted in the heading hereof is a true and  
accurate transcript of same, to the best of my ability  
and belief.

-----

NANCY STRANG-VANDEBOGART

Dated May 21, 2009