

Town of North Greenbush Planning Board
2 Douglas Street, Wynantskill, NY 12198
Meeting Agenda
July 27, 2026

PLEASE TAKE NOTICE that the Planning Board of the Town of North Greenbush will hold a public hearing on Monday, July 27, 2026, for the following applications at the Town Offices, 2 Douglas Street, Wynantskill, NY, 12198, beginning at 6:30 pm.

- Pledge of Allegiance
- Roll call

Public Hearing(s): None

Presentation(s):

- **Application 26-06**, for the Revised Site Plan Review application of Vibrant Blends, LLC, 115 Hunter Avenue, Albany, NY 12206, for converting an office space/showroom into a café at the property located at 48 North Greenbush Road, Troy, NY 12180, in a BG (General Business) district, having parcel ID#: 123.-1-3.111

Old Business/Discussion(s): None

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- Business Meeting
 - Schedule public hearings
 - Approval of last month's meeting minutes
 - Motion to Adjourn
 - Next meeting date: August 24, 2026

All written public comments (mail, e-mail, faxes, or hand delivered) are due to the Building Department at your earliest convenience or by 12:00 pm on the business day preceding the meeting; However, **Please be aware that due to our server's spam monitoring process, some emails have a 1-2 day delay.** If you need additional information or have questions about the process, please contact us at: 518-283-2714 or building@northgreenbush.gov . **Please see the Planning Board Page on the Town's website to view applications.**

BY ORDER OF THE PLANNING BOARD DATED: July 13, 2026, Mark Lacivita, PLANNING BOARD CHAIRMAN OF NORTH GREENBUSH.

Pending Projects:

- **Application 25-07**, for the Revised Site Plan Application of BDC Group, 11 Herbert Drive, Suite 3, Latham, NY 12110, for modifications to parking and traffic flow at Vandenburg Place (Beverly Rose way), The Villages of North Greenbush (Stacey Way) and 50 North Greenbush Road, in a PDD (Planned Development District) district, having parcel ID#'s: 123.-1-21, 123.9-7-1 & 123.-1-3.11.
- **Application 26-01**, for the Major Subdivision application of E.W. Birch Builder & Construction Inc., P.O. Box 444, Latham, NY 12110, for the purpose of proposing a 6-lot subdivision located at 9 Buckbee Road, Troy, NY 12180 with frontage along North Road, Troy, NY 12180, in a R1 zone, having parcel ID#: 123.-6-1.1.
- **Application 26-03**, for the Site Plan application of Scott Noel, 53 Haywood Lane, Rensselaer, NY 12144, for the purpose of constructing a single-story commercial building, at the corner of Bloomingrove Drive & Washington Ave Extension, Rensselaer, NY 12144, in a BG (General Business) zone, having parcel ID#: 145.-7-3.
- **Application 26-04**, for the Revised Site Plan Review application of Angelo Grasso, Hatchet Hardware, Brooklyn, NY 11207, for the purpose of installing a propane filling station behind the existing building located at 115 Main Avenue, Wynantskill, NY 12198, in a Hamlet district, having parcel ID#: 124.5-3-20.