

# CITY OF ALBANY



**DEPARTMENT OF PLANNING AND DEVELOPMENT**  
 700 HENRY JOHNSON BOULEVARD | ALBANY, NEW YORK 12210

**MASTER APPLICATION: USE THIS FORM FOR ALL DEVELOPMENT APPLICATIONS**

Part 1. APPLICATION FOR (Please check all applications being submitted with this Master Application Form)		
<input type="checkbox"/> <b>Administrative Adjustment</b>	<input type="checkbox"/> <b>Demolition Review</b>	<input type="checkbox"/> <b>Historic Property Hardship Modification</b>
<input type="checkbox"/> <b>Amendment to Zoning Map or USDO Text</b>	<input type="checkbox"/> <b>Design Review of Tall Buildings</b>	<input type="checkbox"/> <b>Lot Modification</b>
<input checked="" type="checkbox"/> <b>Area Variance</b>	<input type="checkbox"/> <b>Development Plan Review</b>	<input type="checkbox"/> <b>Wall Display Application</b>
<input type="checkbox"/> <b>Certificate of Appropriateness</b>	<input type="checkbox"/> <b>District Plan</b>	<input type="checkbox"/> <b>Special On-Premises Sign Program</b>
<input type="checkbox"/> <b>Conditional Use Permit</b>	<input type="checkbox"/> <b>Floodplain Variance</b>	<input type="checkbox"/> <b>Other:</b> _____
Part 2. Brief Description of Proposed Project / Activity		
In order to increase highly demanded outdoor dining space, we are seeking to construct a deck, approximately 13 feet wide and 110 feet long, along the side of the building fronting Bridge Street. The building is subject to the "Mixed-Use Core" frontage standards in USDO Section 375-402(2)(c)/Table 375-402.1, which does not expressly allow porches as a frontage element. Further, the existing property line is basically flush with the building, so the deck would fail to meet the relevant build-to zone requirements provided in USDO Section 375-402(2)(c)/Table 375-402.1. As such, the Applicant requests area variances from USDO Section 375-402(2)(c)/Table 375-402.1.		
Part 3. Property Information		
Project Name (if applicable): Construction of a Deck at Druthers Brewing Company on Bridge Street		
Project Address: 1053 Broadway Albany, NY 12204		
Tax Identification No.: 65.16-4-1	Lot Size (sq. ft.): 0.447 acres	
Zoning District: Mixed-Use Form-Based Warehouse	Abutting Zone District(s): Mixed-Use Form-Based Warehouse	
Part 4. Property Owner Information		
Property Owner(s) Name(s): 1053 Brewing LLC		
Mailing Address: 381 Broadway Saratoga Springs, NY 12866		
Phone No.: (518) 894-3668	Email: chris@druthersbrewing.com	
Part 5. Applicant Information (if different than property owner)		
Applicant Name: Druthers Brewing Company II, Inc.		
Mailing Address: 381 Broadway Saratoga Springs, NY 12866		
Phone No.: (518) 894-3668	Email: chris@druthersbrewing.com	
Part 6. Project Engineer/Surveyor Information (if applicable)		
Company Name: Environmental Partnership Design	Engineer or Surveyor Name: Joe Dannible	License No.:
Mailing Address: 900 Route 146 Clifton Park, NY 12065		
Phone No.: (518) 347-7142	Email: jdannible@edpllp.com	
Part 7. Project Architect Information (if applicable)		
Company Name: Paone Architecture	Architect Name: John Paone	License No.:
Mailing Address: 547 Route 9P Saratoga Springs, NY 12866		
Phone No.: (518) 580-0017	Email: pa1arch@aol.com	
Part 8. Authorized Agent for this Application		
Authorized Agent Name:		
Mailing Address:		
Phone No.:	Email:	
Part 5. Property Owner Consent (Check the box below that applies to this application and sign in the space indicated below)		
<input checked="" type="checkbox"/> I am the Owner and have no other agent or representative authorized to represent me in this and other corresponding applications subject to review under the USDO. I understand the application must be complete and accurate prior to a hearing being scheduled, if required, or a decision being made. I grant the City of Albany Department of Planning and Development permission to access the property for inspection.		
<input type="checkbox"/> I hereby authorize the above listed Applicant and/or Agent to represent me in this and other corresponding applications subject to review under the USDO. I understand the application must be complete and accurate prior to a hearing being scheduled, if require, or a decision being made. I grant the City of Albany Department of Planning and Development permission to access the property for inspection.		
Print Owner Name(s): <b>Chris Martell</b>	Owner(s) Signature(s): 	Date: <b>11-12-21</b>