



## Zoning Board of Appeals

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**ZONING BOARD OF APPEALS AGENDA  
SEPTEMBER 20, 2016  
6:30 P.M.  
THIRD FLOOR, CITY HALL**

ROLL CALL AND APPROVAL OF ZBA MINUTES OF: August 16, 2016

**OLD BUSINESS:**

<b><u>Item No.</u></b>	<b><u>Description</u></b>	<b><u>Applicant</u></b>
A.	Special Permit Use – to allow front yard parking. Section 280-55(B) (Case #16-152) 211 West Seneca Street B1, Neighborhood Business Zoning District	Marc Fernandez (Councilor Reynolds)
B.	Special Permit Use – to allow front yard parking. Section 280-55(B) (Case #16-74) 243 Duer Street R3, Residential Zoning District	Stephen Pagliaroli (Councilor Walker)
C.	Special Permit Use – to allow antique sales. Section 280-24(O) (Case #16-64) 243 Duer Street R3, Residential Zoning District	

**NEW BUSINESS:**

<b><u>Item No.</u></b>	<b><u>Description</u></b>	<b><u>Applicant</u></b>
1.	Special Permit Use – to allow front yard parking. Section 280-55(B) (Case #16-173) 16 West Eighth Street R3, Residential Zoning District	Greg Peddle (Councilor Reynolds)
2.	Area Variance – Front Yard Setback – to allow for the construction of a new 15'x30' one (1) story addition. Section 280-25(A) (Case #16-174) 150 West Albany Street R3, Residential Zoning District	Josh Pierce (Councilor Gosek)
3.	Special Permit Use – to allow for commercial parking. Section 280-33(E) (Case #16-93) 198 West Second Street B2, Central Business Zoning District	William P. Edwards (Councilor Gosek)

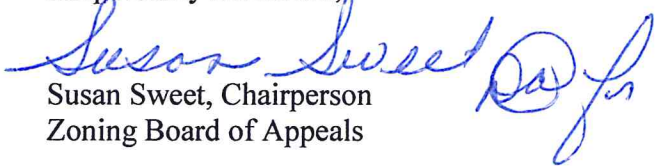
**NEW BUSINESS:**

<b><u>Item No.</u></b>	<b><u>Description</u></b>	<b><u>Applicant</u></b>
4.	Area Variance – Maximum Coverage – to allow for the installation of a 14 space parking lot for the use of a single-family home at 196 West Second Street and the renovation of 22 West Mohawk Street into business offices on the lower level and an event space on the upper level. Section 280-34 (Case #16-94) 198 West Second Street B2, Central Business Zoning District	
5.	Area Variance – Side Yard Setback – to allow for the installation of a parking lot. Section 280-34 (Case #16-95) 198 West Second Street B2, Central Business Zoning District	
6.	Area Variance – Side Yard Setback – to allow for the installation of a parking lot. Section 280-34 (Case #16-96) 198 West Second Street B2, Central Business Zoning District	
7.	Area Variance – Rear Yard Setback – to allow for the installation of a parking lot. Section 280-34 (Case #16-97) 198 West Second Street B2, Central Business Zoning District	
8.	Special Permit Use – to allow for multi-family dwellings. Section 280-33(H) (Case #16-136) 1 West Seneca Street B2, Central Business Zoning District	Anthony Pauldine (Councilor Reynolds)
9.	Special Permit Use – to allow for multi-family dwellings. Section 280-33(H) (Case #16-166) 68 West First Street B2, Central Business Zoning District	Housing Visions (Councilor Reynolds)

**NEW BUSINESS: Cont'd**

<u>Item No.</u>	<u>Description</u>	<u>Applicant</u>
10.	Area Variance – to allow for a variance to the maximum allowable lot coverage. Section 280-34(A) (Case #16-167) 68 West First Street B2, Central Business Zoning District	
11.	Area Variance – to allow for a variance to the maximum height requirement. Section 280-34(A) (Case #16-168) 68 West First Street B2, Central Business Zoning District	

Respectfully submitted,

  
Susan Sweet, Chairperson  
Zoning Board of Appeals

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Distribution:

Mayor William J. Barlow, Jr.  
Common Council  
Planning Board Members  
Zoning Board of Appeals Members  
Applicants  
Kevin Caraccioli, City Attorney  
Deana Ascenzi Lafond, City Clerk  
Ron Tesoriero, Plumbing  
Jeff McCrobie, Fire Chief  
File

County Planner  
Sue Deary, City Assessor & Code Enforcement Director  
Brian Folgherait, Water Dept.  
Recording Secretary  
Robert Johnson, Engineering  
Amy Birdsall, Planning & Zoning Director  
Sam Diak, Zoning Enforcement Officer  
Tom Kells, Commissioner of Public Works  
Jim Bell, Permit Coordinator