



**CITY OF SARATOGA SPRINGS**  
**ZONING BOARD OF APPEALS**

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CITY HALL - 474 BROADWAY  
SARATOGA SPRINGS, NEW YORK 12866  
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**ZBA Meeting – Monday, June 23, 2014**  
**City Council Chambers – 7:00 p.m**

**DRAFT AGENDA**

**WORKSHOP: 6:30PM**

**SALUTE THE FLAG**

**ROLL CALL**

**NEW BUSINESS:**

1. **#2775 ARNOLD RESIDENTIAL ADDITION**, 795 North Broadway, area variance to construct a 308 sq. ft. sunroom addition to an attached garage structure; seeking relief from the maximum principal building coverage requirement in the Urban Residential – 1 District.
2. **#2776 RHODES FRONT PORCH**, 115 Walnut Street, area variance to construct a front porch addition to an existing single-family residence; seeking relief from the minimum front yard setback in the Urban Residential – 2 District.

**OLD BUSINESS:**

3. **#2769 HEWITT RESIDENTIAL ADDITION**, 115 Catherine Street, area variance to construct a rear addition to an existing single-family residence; seeking relief from the minimum side yard setback (north), minimum side yard setback (south) and minimum total side yard setback requirements in the Urban Residential – 2 District.
4. **#2770 Seaman Shed**, Old Ballston Avenue, area variance to construct a 336 sq. ft. shed; seeking relief from the minimum front yard and rear yard setback requirements in the Rural Residential – 1 District.
5. **#2774 COMPLEXIONS SIGN**, 268 Broadway, area variance to install a wall sign, seeking relief from the maximum extension from the face of the building requirement for wall signs in the T-6 District.
6. **#2771 MCKENZIE ESTATES RESIDENTIAL ADDITION**, 5 Maria Lane, area variance to construct a rear screened porch addition to a new single-family residence; seeking relief from the minimum rear yard setback and maximum principal building coverage in the Urban Residential – 2 District.
7. **#2772 BELMONTE RESIDENCE**, First and State Streets (northeast corner), area variance to construct a new single-family residence; seeking relief from the minimum front yard setback (State St.), minimum front yard setback (First St.) and maximum principal building coverage in the Urban Residential – 1 District.

8. **#2773 BELMONTE RESIDENCE**, State Street, area variance to construct a new single-family residence; seeking relief from the minimum front yard setback, maximum principal building coverage and maximum accessory building coverage in the Urban Residential – 1 District.
9. **#2768 Kay- Graham Mul t i - Fami l y**, 109 Washington Street, area variance for a three-family residence; seeking relief from the minimum lot size and minimum parking requirement in the Urban Residential – 4 District.
10. ~~**#2708 CELLCO/ VERIZON WIRELESS TELECOMMUNICATIONS FACILITY**~~, 2202 Route 50 South, use and area variance for a new telecommunications facility including a 110' high stealth tower; seeking relief for the use and from minimum setback to the tower in a Highway General Business District. Application adjourned to June 23, 2014
11. ~~**#2747 CONGREGATION & YESHIVA PARDES DORMITORY**~~, 1 Veterans Way, area variance for expansion of the existing school including construction of an approximate 10,000 sq. ft. residential building; seeking relief from the maximum principal building coverage in the UR-1 district. Application adjourned to June 23, 2014

#### **OTHER BUSINESS**

- a. APPROVAL OF MEETING MINUTES
- b. NEXT ZONING BOARD MEETING: JULY 14, 2014

Note: This agenda is subject to change. To verify the actual agenda prior to the meeting, please contact the Zoning Office at 587-3550 extension 2533.

AS OF 6/16/2014 5:21 PM