



City of Saratoga Springs

ZONING BOARD OF APPEALS

City Hall • 474 Broadway

Saratoga Springs, New York 12866

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www.saratoga-springs.org

Primary
Gage Simpson (Chair)
Brad Gallagher (Vice Chair)
Cheryl Grey
Brendan Dailey
Shafer Gaston
Jonah Cohen
Alice Smith (Alternate)
John S. Daley (Alternate)

- NOTE: This meeting is being held IN- PERSON at City Hall
- To participate or provide input during the meeting, please attend the meeting in person
- To view the webcast live or once recorded, go to www.saratoga-springs.org.
- Comments may be submitted up to 12PM on the day of the meeting using the [Public Comment form](#) on the Planning Department page.

ZONING BOARD OF APPEALS AGENDA

Monday, November 06, 2023, at 6:30 p.m.

Procedural Business

Agenda Order	Project #	Project	Project Location	Project Description	Ordinance Type

New Business

Agenda Order	Project #	Project	Project Location	Project Description	Ordinance Type
1	20230683	26 Joseph St. Patio & Pergola Area Variance	26 Joseph St.	Area variance to permit the installation of a rear patio within the Urban Residential- 2 (UR-2) District.	UDO
2	20230808	86 Ludlow Subdivision - Area Variance	86 Ludlow	Area variance to permit a two lot subdivision in the Urban Residential -3 (UR-3) District	UDO
3	20230787	14 Echo Ridge Drive Second Dwelling	14 Echo Ridge Drive	Area variance to permit a second principal structure within the Sub-urban Residential (SR) District.	UDO

Continued Business

Agenda Order	Project #	Project	Project Location	Project Description	Ordinance Type
4	20230575	19 Railroad Movie Signage	19 Railroad	Area variance to permit the rebranding of an existing movie theatre in the Urban Core UC/T-6 District	UDO
5	20230680	487 Crescent Ave Second Principal Dwelling	487 Crescent Ave	Area variance to permit a second principal dwelling above the pool house in the Sub-urban residential (SR) District	UDO
6	20230577	55 State Garage Addition	55 State St	Area variance to permit the expansion of the principal home in the urban Residential -3 (UR-3) District.	UDO
7	20230558	38 Oak Two Car Garage with Dwelling	38 Oak	Area variance to permit the construction of a second dwelling above a garage in the Urban Residential-3 (UR-3) District	UDO
8	20230578	72 S Franklin Demo & Construction	72 S Franklin	Area variance to permit the demolition and construction of a new single-family modular home in the Urban Residential -3(UR-3) District	UDO
9	20230325	151& 153 Nelson Subdivision	151 & 153 Nelson	Area variance to permit a subdivision in the Urban Residential -3 District	UDO

3. Upcoming Meetings

November 20, 2023 at 6:30PM

GENERAL MEETING GUIDELINES

- Applicant presentations to the Board will be limited to 15 minutes.
- Public comments from the audience during public hearings will be limited to 3 minutes.
- All speakers will be timed to ensure compliance.
- Individuals may not donate their allotted time to other speakers.
- Please be respectful to the speakers while they are addressing the Board.
- Comments to the Board should relate specifically to the application under consideration and the review criteria.
- All written comments will be distributed to the Board and made part of the public record.

Note: This agenda is subject to change. Please check the [website](#) for the latest version.