



Schenectady Zoning Board of Appeals

To: Zoning Board of Appeals
From: Avi Epstein, Neighborhood Stabilization Coordinator
Subject: Regular Meeting, Wednesday, October 7, 2020 at 6:30 PM Via WebEx

To access the meeting please use the information provided below:

Webex Access Code: 171 474 3229

Meeting Password: Mmk8MR37Nie

Join by Phone: 1-415-655-0001

I. Call to Order

II. Roll Call

III. Review of Last Meetings' Minutes

- A. Review and approve meeting minutes

IV. Applications

- A. **Jennifer Howard on behalf of Stewart's Shops Corp.** requests area variances for 1751 & 1757 Van Vranken Ave (39.43-2-48 & 39.43-2-49), located in the C-2 Mixed-Use Commercial District to allow for 2 wall signs where 1 is allowed and an 8'10" tall freestanding sign that exceeds the maximum allowed height of 7' pursuant to the zoning ordinance.
- B. **Byron Diaz** requests an area variance for 1 Cheltingham Ave (49.70-1-10) located in the R-1 Single Family District to allow for a minimum lot area less than 5,000 SF for the rehabilitation of an existing structure into a townhouse which requires that each townhouse be located on a separate lot with a minimum lot area of 5,000 SF pursuant to the zoning ordinance.
- C. **Adam Driscoll on behalf of Home Leasing** requests a use variance for 90 Elmer Ave (39.83-3-12) located in the R-2 Two Family zoning district to allow for the conversion of a former school into 51 senior housing units where multifamily dwellings are prohibited pursuant to Schedule A of the zoning ordinance.
- D. **Adam Driscoll on behalf of Home Leasing** requests area variances for 90 Elmer Ave (39.83-3-12) located in the R-2 Two Family zoning district to allow for a building height of 64' where 35' is allowed, a minimum lot area of 75,114 SF where 114,750 SF is required, a side yard setback of 9.7' where 12' is required, a street side yard of 13.9' where 16.1' is required, 23 parking spaces where a max of 14 is allowed and a 32 SF externally illuminated sign where a 1 SF non-illuminated sign is allowed pursuant to the zoning ordinance.
- E. **Kemraj Shivprashad** requests an area variance for 1461 State St (49.68-5-1) located in the C-2 Mixed Use Commercial zoning district to allow for a commercial business to provide 7 parking spaces where 11 is required pursuant to Schedule F of the zoning ordinance.

V. Other Business

VII. Adjourn