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**Zoning Board of Appeals**  
NOTICE OF PUBLIC HEARING

Notice is hereby given that the Zoning Board of Appeals of the City of Troy, New York will conduct a REGULAR PUBLIC HEARING starting at **6:00 P.M.** on **Tuesday November 15, 2011** in the Second Floor conference room A of TROY CITY HALL to act upon the following requests for approvals and appeals from decisions made by the Bureau of Code Enforcement of said City of Troy.

**Major Area Variance**

**ZB2011-043** Major Area Variance to allow for a parking deficiency related to a proposal to rehabilitate a building and occupy with new tenants at 2829 6<sup>th</sup> Ave, an B-5 Zone, ID 90.70-10-2. Applicant is Wesley Costanzo, 2829 6<sup>th</sup> Ave, Troy, NY 12180.

**ZB2011-044** Major Area Variance to allow for a parking deficiency related to a proposal to occupy a second floor residential unit as a private software office at 170 First Street, a R-4 Zone, ID 100.76-10-15. Applicant is Annmarie Lanese, 72 Excelsior Ave, Troy, NY 12180.

**ZB2011-045** Use Variance to allow for nonconforming uses related to a proposal to occupy a vacant commercial parcel with an auto repair and towing business at 520 5<sup>th</sup> Ave, a B-2 Zone, ID 80.64-6-19. Applicant is Jack Cox, 801 River Street, Troy, NY 12180.

**ZB2011-046** Use Variance to allow for a nonconforming use related to a proposal to occupy a vacant parcel as an urban farm at 215-271 8<sup>th</sup> Street, an R-4 Zone, ID101.38-5-1.2. Applicant is Community Gardens, 40 River Street, Troy, NY 12180.

**Additional information regarding the above listed actions is available in the Department of Planning and Community Development located on the Second floor Troy City Hall, 1776 Sixth Avenue, Troy, New York 12180. Telephone: 279-7168. Office Hours are from 8:30 A.M. to 4:30 P.M. weekdays. Any persons having any interest in the above listed matters will be heard at said time and place.**

As required by Americans with Disabilities Act, auxiliary aids and services are available upon request. Please give one-week advance notice for services needed.  
City of Troy Zoning Board of Appeals  
Jay Vandenburg, Chairperson