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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 April 3, 2012** 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

ZB2011-031 Major Area Variance to allow for parking deficiency relate to a proposal to occupy a vacant church building with a Community Resource Center at 196 3rd Street, a R-4 Zone, ID101.69-10-21. Applicant is TAP, 210 River Street, Troy, NY 12180. **Approved with Stipulations**

ZB2012-012 Major Area Variance to allow for a (2) rear setback deficiencies related to a proposal to construct 2 single family homes at 58 Brookview Ave, an R-2 Zone, ID 112.83-3-18.111. Applicant is Kevin Vandenburg, 430 9th Ave, Troy, NY 12182. **Approved**

ZB2012-014 Major Area Variance and Special Use Permit to allow for a nonconforming use with a parking deficiency related to a proposal to convert a residential use into an advocacy center at 131 6th Ave an R-2 Zone, ID 90.39-5-19. Applicant is Start Children's Center, 76 Pawling Ave, Troy, NY 12180. **Approved**

Use Variance

ZB2012-013 Use Variance to allow for a nonconforming use related to a proposal to construct an outdoor entertainment patio at 102 – 104 3rd Street, a B-4 Zone, ID 101.61-6-21. Applicant is David Gardell, 104 3rd Street, Troy, NY 12180. **TABLED**

ZB2012-015 Use Variance to allow for a nonconforming use related to a proposal to occupy a vacant storefront with a tattoo parlor at 455 – 471 Fulton Street, a B-4 Zone, ID101.45-7-4. Applicant is Jeremy Hazel, PO Box 1350 Bennington VT 05201. **APPROVED**

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

Andrew Petersen, Executive Secretary