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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. January 6, 2015** in the 5<sup>th</sup> Floor Planning Department Hearing Room of The Hedley Building, to act upon the following requests for approvals and appeals from decisions made by the Bureau of Code Enforcement of said City of Troy.

**Additional information regarding the above listed actions is available in the Department of Planning and Community Development located on the Fifth floor Troy City Hall, 433 River Street, 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.**

**Major Area Variance**

**ZB2014-032 Major Area Variance** to allow for a parking deficiency related to a proposal to convert a vacant restaurant into apartments (25) at 285 Second Street, an R-4 Zone, ID111.28-2-2. Applicant is Nolan Engineering, 105 Lake Hill Road, #19 Burnt Hills, NY 12027. **Approved**

**Special Use Permit**

**ZB2014-033 Special Use Permit** to allow for a nonconforming use related to a proposal to construct an accessory structure as a primary use on a vacant lot at 443 Second Street, an R-4 Zone, ID 111.44-6-5. Applicant is Steven Quick, 1 Rodger Drive Latham NY 12110. **Approved**

**Interpretation**

**Interpretation regarding a request for Major Area Variance** to allow for a lot coverage deficiency related to a proposal to construct a rear patio at 104 3<sup>rd</sup> Street (The Ruck) a B-4 Zone ID101.61-6-20. Applicant is Dave Gardell, 104 3<sup>rd</sup> Street, Troy, NY 12180. **Tabled**

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

Catherine Conroy, Chairperson

Andrew Petersen, Executive Secretary