



City of Saratoga Springs

ZONING BOARD OF APPEALS

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www.saratoga-springs.org

ZBA Members
Keith Kaplan (Chair)
Brad Gallagher (Vice Chair)
Cheryl Grey
Matthew Gutch
Gage Simpson
Emily Bergmann
John S. Daley (Alternate)
Justin Farrington

NOTE: This meeting is being held VIRTUALLY USING ZOOM VIDEOCONFERENCING

- To view the webcast live or once recorded, go to www.saratoga-springs.org.
- To participate or provide input during the meeting, [register here](#)
- Comments may be submitted up to 12 PM on the day of the meeting using the [Public Comment form on the Planning Department page](#).

ZONING BOARD OF APPEALS MEETING AGENDA

Monday, February 14, 2022, at 6:30 p.m.

Salute the Flag

Roll Call

1. Approval of Meeting Minutes
2. ZBA Applications Under Consideration

Procedural Business

Agenda Order	Project #	Project	Project Location	Project Description
1	20211117	85 Beekman Modification	85 Beekman Street	Modification for an Area Variance to permit finished space in a detached accessory structure within the Neighborhood Complementary Use-1 (NCU-1) District

New Business

Agenda Order	Project #	Project	Project Location	Project Description
2	20220010	143 W. Circular Area Variance	143 W. Circular	Area variance to permit a two-lot subdivision seeking dimensional relief within the Urban Residential -2 (UR-2) District.
3	20211221	32 Joseph Area Variance-Porch	32 Joseph	Area variance to permit the construction of a rear porch for single-family residential use within the Urban Residential -2 (UR-2) District.
4	20211217	90 Catherine Subdivision	90 Catherine	Area variance to permit a two-lot subdivision seeking dimensional relief within the Urban Residential -2 (UR-2) District.
5	20211155	212 Lake Use Variance	212 Lake Ave	Use Variance to permit early childhood private school to be used as daycare within the Urban Residential - 3 (UR-3) District
6	20211211	136 White Porch Expansion	136 White St.	Area variance to permit the expansion of the front porch to create a wrap-around porch on a single-family residence within the Urban Residential -3 (UR-3) District.
7	20211162	115 Ballston Area Variance	115 Ballston Ave	Area Variance to permit the installation of an illuminated directional sign on an existing light post on commercial property within the Highway General Business (HGB) District.

Continued Business

Agenda Order	Project #	Project	Project Location	Project Description
8	20210978	St Peters Area Variance- 46 Congress	46 Congress Place	Area variance to install wall sign for St. Peters Family Medicine facing Congress Street, install panel for existing off-premise sign at the corner of Congress Place and Congress St. and Install off-premise new Freestanding sign at Congress Place entrance within the Transect -6 (T-6) District
9	20211167	166 Lincoln Area Variance	166 Lincoln Avenue	Area Variance to permit finished space in an accessory structure within the Urban Residential-2 (UR-2) District.
10	20211145	11 Bowman Area Variance	11 Bowman Street	Area variance to replace the existing above-the-ground swimming pool and deck with an in-ground swimming pool within the Urban Residential -2 (UR-2) District.
11	20210696	85 Nelson Use Variance	85 Nelson Ave	Use variance to permit existing three-family residence to be used as a three-family residence within the Urban Residential -2 (UR-2) District.
12	20211120	69 Caroline Use Variance	69 Caroline Street	Use variance to permit the conversion of a children's museum into an educational and community workshop center within the Urban Residential 4 (UR-4) District.

3. Upcoming Meetings

February 28, 2022 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.

