



**City of Saratoga Springs**

**ZONING BOARD OF APPEALS**

City Hall • 474 Broadway  
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[www.saratoga-springs.org](http://www.saratoga-springs.org)

ZBA Board Members
Emily Bergmann
Gage Simpson
Keith Kaplan (Chair)
Brad Gallagher (Vice Chair)
Cheryl Grey
Matthew Gulch
Terrance Gallogly
John S. Daley (Alternate)

**NOTE: This meeting is being held in person in the Council Room at City Hall**

- To view the webcast live or once recorded, go to [www.saratoga-springs.org](http://www.saratoga-springs.org).
- To participate or provide input during the meeting, enter the ramp door at City Hall. The door is unlocked 1/2 hour prior to meeting start time and locks again 1 hour after meeting start time.
- 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, August 23, 2021, at 6:30 p.m.

**Salute the Flag**

**Roll Call**

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

**New Business**

Agenda Order	Project #	Project	Project Location	Project Description
1	<a href="#">20210696</a>	<b>85 Nelson Use Variance</b>	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.
2	<a href="#">20210640</a>	<b>Geico Interpretation</b>	506 Broadway	Interpretation of Chapter 240 (Zoning Ordinance) of The City Code, Sections 6.1 - 6.1.3 of the Zoning Ordinance

**Continued Business**

Agenda Order	Project #	Project	Project Location	Project Description
3	<a href="#">20210598</a>	<del><b>Driscoll Use Variance</b></del>	<del>160 Washington Street</del>	<del>Use variance to convert single-family residence into two-family residence within the Urban residential -2 (UR-2) District</del>
4	<a href="#">20210597</a>	<b>156 Elm Area Variance</b>	156 Elm Street	Area variance to renovate the existing single-family residence to include a new addition to the master suite, re-construction of the front porch, and the construction of a shed dormer to the 2nd floor within the Urban Residential -3 (UR-3) District
5	<a href="#">20210574</a>	<b>Bryan Area Variance</b>	138 Church Street	Area variance to designate garage as a separate dwelling unit, creating two detached dwellings within the Urban Residential -3 (UR-3) District.
6	<a href="#">20210586</a>	<b>Levy Area Variance</b>	25 Joseph Street	Area variance to construct a new accessory structure (Pool) to the proposed single-family house within the Urban Residential-2 (UR-2 ) District.
7	<a href="#">20210557</a>	<b>Tyler Area Variance</b>	213 Lake Avenue	Area variance to add a second floor and rear addition to existing single-family home within the Urban Residential -3 (UR-3) District.

**3. Upcoming Meetings**

September 13, 2021 at 6:30 PM at City Hall

**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.*