

ZONING BOARD OF APPEALS
Town of North Greenbush
2 Douglas Street, Wynantskill, NY 12198
Monthly Meeting Agenda
May 8, 2024

PLEASE TAKE NOTICE that the Zoning Board of Appeals of the Town of North Greenbush will hold public hearings on Wednesday, May 8, 2024, for the following applications at the Town Offices, 2 Douglas Street, Wynantskill, NY, beginning at 6:30 P.M.

Old Business:

- **Application 24-10**, for the area variance requests of Michael Groff, 2 Winners Circle, Albany, NY 12205, for relief from front yard (30') minimum setback requirement for the purpose of constructing 14 townhomes, at the properties located at 201, 202, 401, 402, 601, 602, 801 & 802 Kristina Loop, Troy, NY 12180 and 2201, 2202, 2401, 2402, 2601 & 2602 Brianna Boulevard, Troy, NY 12180, in a PDD district, having parcel ID#'s: 122.12-1-38, 122.12-1-37, 122.12-1-36, 122.12-1-35, 122.12-1-34, 122.12-1-33, 122.12-1-32, 122.12-1-31, 122.12-1-48, 122.12-1-47, 122.12-1-46, 122.12-1-45, 122.12-1-44 & 122.12-1-43.

New Business:

- **Application 24-11**, for the area variance request of Timothy & Alison Dennin, 23 Glenmore Road, Troy, NY 12180, for relief from rear (20') minimum setback requirement for the purpose of installing an in-ground swimming pool 5 ft. from the rear property line, at the property located at 23 Glenmore Road, Troy, NY 12180, in an R3 district, having parcel ID#: 123.9-1-7.
- **Application 24-12**, for the area variance request of Elizabeth & Sarah Hough, 77 Snyders Lake Road, Wynantskill, NY 12198, for relief from left side (20') minimum setback requirement for the purpose of installing an above ground swimming pool 5 ft. from the left side property line, at the property located at 77 Snyders Lake Road, Wynantskill, NY 12198, in an R1 district, having parcel ID#: 134.9-1-26.111.
- **Application 24-13**, for area variance requests of Lynne & Paul Swedick, 52 Troy Avenue, Wynantskill, NY 12198, for relief from right side minimum setback requirement of 10' and for relief from minimum setback requirement of 12' to the existing dwelling for the purpose of constructing a two-story, detached 24' x 24' garage approximately 6 ft. 7 in. to right side property line and 5 ft. to the existing dwelling, at the property located at 52 Troy Avenue, Wynantskill, NY 12198, in an R1 district, having parcel ID#: 135.9-8-6.
- **Application 24-14**, for the area variance request of Ryan Taylor & Kara Horton, 14 Parkview Court, Troy, NY 12180, for relief from minimum lot size requirement of 2 acres and for relief from width at setback requirement of 300 ft. for the purpose of constructing a single-family home on a 1 acre lot and a width at setback of 207.6 ft., at the property located on Mammoth Spring Road, Wynantskill, NY 12198, in an AR district, having parcel ID#: 145.-10-17.2
- **Application 24-15**, for the area variance of Ariel Saati, 28 Buckbee Road, Troy, NY 12180, for relief from the number of parking spaces required (46), for the purpose of extending the parking lot with 42 parking spaces for the conversion of a medical office to a restaurant, at the property located at 27 West Sand Lake Road, Wynantskill, NY 12198, in a H (Hamlet) district, having parcel ID#: 124.10-20-1.

All written public comments (mail, e-mail, faxes or hand delivered) are due to the Building Department by 4:00 pm on the business day preceding the meeting. If you need additional information or have questions about the process, please contact us at: 518-283-2714 or building@townofng.com .
Please see the Zoning Board Page on the Town's website to view applications.

BY ORDER OF THE ZONING BOARD DATED: April 25, 2024, Richard French, ZONING BOARD OF APPEALS, NORTH GREENBUSH.