A hearing of the Niagara Falls Zoning Board of Appeals will be held on **Thursday, April 5, 2018 at 5:30 p.m.**, in the City Council Chambers, First Floor, City Hall. If you have any questions, please contact the Department of Code Enforcement at 286-4450.

**APPLICANT OR REPRESENTATIVE MUST BE PRESENT**

SP-4098 – Sean Spicer, as owner of property located at 2710 Pierce Avenue. Applicant is requesting a special permit to operate a bed and breakfast. This single family residence is located within a R2-B zoning district. A bed and breakfast is an allowed use within this zoning district with a special permit.

SP-4099 – Vincent DiMarco II, as owner of property located at 2732 Cleveland Avenue. Applicant is requesting a special permit to operate a bed and breakfast. This single family residence is located within a R1-C zoning district. A bed and breakfast is an allowed use within this zoning district with a special permit.

SP-4100 – Eduardo Tejeda Lima, as owner of property located at 726 Division Avenue. Applicant is requesting a special permit to operate a short term rental in the lower unit only in this two family residence. This property is located within a R3-B zoning district. A short term rental is an allowed use within this zoning district with a special permit.

SP-4101 – Gino Forte, as owner of property located at 627 – 13th Street. Applicant is requesting a special permit to operate a short term rental in this single family dwelling. This property is located within a R3-B zoning district. A short term rental is an allowed use within this zoning district with a special permit.

SP-4102 – Anna Sadowski, as owner of property located at 728 Park Place. Applicant is requesting a special permit to operate a bed and breakfast in this single family residence. This property is located within a R1-C zoning district. A bed and breakfast is an allowed use within this zoning district with a special permit.

SP-4103 – Merle Smouse, as owner of property located at 568 Third Street. Applicant is requesting a special permit to operate a short term rental in this single family residence. This property is located within a D2-B zoning district. A short term rental is an allowed use within this zoning district with a special permit.

SP-4104 – Merle Smouse, as owner of property located at 572 Third Street. Applicant is requesting a special permit to operate a short term rental in both lower and upper units of
this two family residence. This property is located within a D2-B zoning district. A short term rental is an allowed use within this zoning district with a special permit.

SP-4105 – Merle Smouse, as owner of property located at 759 – 4th Street. Applicant is requesting a special permit to operate a short term rental in this single family residence. This property is located within a R1-C zoning district. A short term rental is an allowed use within this zoning district with a special permit.

SP-4106 – Doreen Cafarella, as owner of property located at 1441 Fort Avenue. Applicant is requesting a special permit to operate a short term rental in the lower unit only of this two family residence. This property is located within a R3-B zoning district. A short term rental is an allowed use within this zoning district with a special permit.

SP-4107 – Rene Finkas, as agent for owner for property located 1023 Ferry Avenue. Applicant is requesting a special permit to operate a hostel in this single family residence currently listed as Inn/Lodge as per our City Assessor's Department. This property is located within a R3-B zoning district. A hostel is an allowed use within this zoning district with a special permit.

Respectfully submitted,

Julie Kunecki
Secretary
Niagara Falls Zoning Board of Appeals