A hearing of the Niagara Falls Zoning Board of Appeals will be held on Tuesday, August 21, 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

A-4135 – Gordan Tracey, as owner of property located at 259 – 77th Street. The applicant is proposing to erect a detached garage in the rear yard. When the rear lot on a corner adjoins a front yard to the rear, no accessory building on such corner lot shall be located nearer to the street line of the street on which the lot to the rear faces than a distance equal to the front yard required on such lot to the rear – 20’. The applicant is proposing a 6’ setback in this area, therefore, requesting a variance of 14’.

SP-4136 – Chandra Bambah, as owner of property located at 520 – 7th Street. Applicant is requesting to operate a short term rental in the lower unit only of this two family dwelling unit. This property is located within a R3-C zoning district. A short term rental is an allowed use within this zoning district with a special permit.

A-4139 – Kavcon Development, as owner of property located at 7101 Niagara Falls Blvd. Applicant is proposing to demolish and erect new retail store. The minimum width of buffer area on the south side that abuts a residential zoning district shall be 20’. The applicant is proposing a minimum width of buffer area on the south side that abuts a residential zoning district of 7’, therefore, requesting a variance of 13’.

A-4140 – Kavcon Development, as owner of property located at 7121 Niagara Falls Blvd. Applicant is proposing to demolish and erect new retail store. The minimum width of buffer area on the south side that abuts a residential zoning district shall be 20’. The applicant is proposing a minimum width of buffer area on the south side that abuts a residential zoning district of 10’, therefore, requesting a variance of 10’.

SP-4141 – Rasanayagam Anthonipilai, as owner of property located at 3339 Church Avenue. Applicant is requesting to operate a short term rental in the lower unit in this two family dwelling unit. This property is located within a R2-A zoning district. A short term rental is an allowed use within this zoning district with a special permit.

Respectfully submitted,
Julie Kunecki
Secretary
Niagara Falls Zoning Board of Appeals