



**NIAGARA FALLS ZONING BOARD OF APPEALS
CITY OF NIAGARA FALLS, NEW YORK**

A hearing of the Niagara Falls Zoning Board of Appeals will be held on **Tuesday, September 18, 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

REMOVE FROM TABLE

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-4137 – Scott Glass, as owner of property located at 612 – 22nd Street. Applicant is requesting to operate a short term rental in the lower and upper units. 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-4138 – Scott Glass, as owner of property located at 615 – 22nd Street. Applicant is requesting to operate a short term rental in this single family home. 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-4142 – James Abbondanza, as owner of property located 641 Orchard Parkway. Applicant is requesting to operate a short term rental in this single family home. 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.

A-4143 – Judith D'Antuono, as owner of property located at 256 – 71st Street. Applicant is proposing to erect an addition on rear of house for handicap bathroom. A minimum side yard setback on the north side shall be 5'. The applicant is proposing a minimum side yard setback on the north of 1'6", therefore, requesting a variance of 3'6"

SP-4144 – Andrea Simler-DeGolier, as owner of property located 2959 Jerauld Avenue. Applicant is requesting to operate a short term rental in this single family home. 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-4145 – Sam Momin, as owner of property located at 423 – 17th Street. Applicant is requesting to operate a short term rental in the lower and upper units. 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-4146 – Asad Siddiqy, as owner of property located 449 – 20th Street. Applicant is requesting to operate a short term rental in this single family home. 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.

Respectfully submitted,

**Julie Kunecki
Secretary
Niagara Falls Zoning Board of Appeals**