



City of Saratoga Springs

ZONING BOARD OF APPEALS

City Hall • 474 Broadway

Saratoga Springs, New York 12866

518.587.3550

www.saratoga-springs.org

ZBA Members
Gage Simpson (Chair)
Brad Gallagher (Vice Chair)
Cheryl Grey
Emily Bergmann
Brendan Dailey
Alice Smith (Alternate)
John Daley (Alternate)

- NOTE: This meeting is being held IN- PERSON at City Hall
- To participate or provide input during the meeting, please attend the meeting in person
- To view the webcast live or once recorded, go to www.saratoga-springs.org.
- Comments may be submitted up to 12PM on the day of the meeting using the [Public Comment form](#) on the Planning Department page.

ZONING BOARD OF APPEALS AGENDA

Monday, February 27, 2023, at 6:30 p.m.

Procedural Business					
Agenda Order	Project #	Project	Project Location	Project Description	Ordinance Type

New Business					
Agenda Order	Project #	Project	Project Location	Project Description	Ordinance Type
1	20230014	31 Harrison Carriage House	31 Harrison	Area variance to permit the conversion of the existing historic carriage house into a second principal single-family residence within the Urban Residential-3 (UR-3) District.	UDO
2	20221115	136 State St Garage Demo & Reconstruction	136 State St	Area variance to permit the renovation of the existing single-family residence within the Urban Residential-1 (UR-1) District	UDO
3	20221111	40 Horseshoe Screened Porch	40 Horseshoe	Area Variance to permit the construction of a screened porch within the Village of Saratoga PUD	UDO
4	20221034	Marion Ave Zoning Interpretation	Marion Ave	Appeal to the Zoning Board 9/12/22 Interpretation of section 1.7 regarding 31-33 Marion Ave	UDO
5	20230022	191 Church St Porch	191 Church	Area variance to permit the demolition and reconstruction of the side porch to connect to the main porch within the Office Medical Business (OMB) District.	UDO

Continued Business					
Agenda Order	Project #	Project	Project Location	Project Description	Ordinance Type
6	20221094	112 Fifth Garage Addition and Deck roof	112 Fifth	Area variance to permit the construction of a garage addition and new roof over existing deck within the urban residential -1 (UR-1) District.	UDO
7	20221080	83 Nelson Area Variance	83 Nelson	Area variance to permit the renovation and expansion of the front porch in the Urban residential -2 (UR-2) District.	UDO
8	20221035	110-114 Nelson Lot #1	110-114 Nelson Lot 1	Area variance to permit the construction of a single-family home in the Urban Residential-2 District	UDO
9	20221036	110-114 Nelson Lot #2	110-114 Nelson	Area variance to permit the construction of a single-family home in the Urban Residential-2 District	UDO
10	20220686	28 North Lane-96 Union Demo and Construction	28 North/ 96 Union	Area variance to permit the construction of a new three car garage and dwelling unit above in the Urban residential-4 (UR-4) District	UDO
11	20220855	139 State St Garage Reno Area Variance	139 State St	Area variance to permit the renovation of an existing home in the Urban Residential-1 (UR-1) District	UDO
12	20221001	223 Maple Area Variance Subdivision	223 Maple	Area variance to permit the subdivision of an existing lot into two residential parcels in the Urban Residential -2 (UR-2) District	UDO

3. Upcoming Meetings

March 13, 2023 at 6:30PM

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.

- 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.