



TOWN OF PLATTSBURGH

DEPARTMENT OF CODES & ZONING

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TOWN OF PLATTSBURGH ZONING BOARD OF APPEALS

NOTICE OF PUBLIC MEETING AND AGENDA

JUNE 8, 2021

PUBLIC NOTICE OF HEARING BEFORE THE ZONING BOARD OF APPEALS

PLEASE TAKE NOTICE that the Zoning Board of Appeals of the Town of Plattsburgh will hold a public hearing, pursuant to Section 15.5 C of the Zoning Ordinance on the following proposition(s):

Appeal No. 210 – CONTINUATION

Request from John F. Niles, Esq. on behalf of William and Kayla Vogt located at 602 Tom Miller Road, to be allowed to change the previously granted use variance from light manufacturing to sale and distribution of windows, which is not an allowed use in an R-2 District.

(Use Variance to Article III, Section 3.1, Schedule A Use regulations)

Appeal No. 2207 - REHEARING

Request from Aaron & Jodi Underwood located at 22 Sears Blvd, to be allowed to amend variance #3 of their previously granted variance for constructing an attached garage, to be allowed to construct a 26' x 30' detached garage which does not meet the 50' front yard setback; encroaching 27 feet into the setback, leaving 23 feet to the property line.

(Area Variance to Article III, Section 3.2, Schedule B)

Appeal No. 2215

Request from Attic Storage by Jannette L. Knight, owner located at 21-47 Connecticut Rd, to be allowed to install a second free standing sign, when only one (1) is allowed in a Service Center District.

(Area Variance to Article VI, Section 6.4)

Appeal No. 2216

Request from Cynthia LaDuke located at 31 Goodspeed Rd to be allowed to keep chickens on the property without having the allowable minimum two (2) acres of property required in an R-2 Residential District.

(Area Variance to Article V, Section 5.10-C, Agricultural Uses)

Appeal No. 2217

Request from Shane Fleming located at 2 Mohawk Rd, to be allowed to construct a 10' x 17' deck onto the front of the home, which will encroach nine (9) feet into the 30' front yard setback, which is not allowed in an R-3 Residential District, leaving 21' to the property line.

(Area Variance to III, Section 3.2 Area Regulations, Schedule B)

Appeal No. 2218

Request from Megan Spellman, located at 19 Hammond Lane to be allowed to convert a second building on the property into an apartment for residential occupancy in a Service Center District, which is not an allowed use.

(Use Variance to Article III, Section 3.1, Permitted Uses)

Said hearing will be held on Tuesday, the 8th day of June, 2021, at the Town Hall, 151 Banker Road, Plattsburgh, NY, at 6:00 P.M.

In compliance with the Americans with Disabilities Act, special accommodations, within reason and upon request at least 48 hours in advance of a meeting will be provided to persons with disabilities.

Henry Hale, Chairperson
Zoning Board of Appeals
Town of Plattsburgh