



TOWN OF PLATTSBURGH

DEPARTMENT OF CODES & ZONING

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TOWN OF PLATTSBURGH ZONING BOARD OF APPEALS

NOTICE OF PUBLIC MEETING AND AGENDA

JANUARY 9, 2024

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. 1416 - REHEARING

Request from Bryan Yanulavich located at 6054 Rt. 22, to be allowed to keep a 24' x 54' gas canopy previously approved with variance (1999) with a 20' front yard setback and constructed but with only a 4.5' front yard setback which does not meet the previously approved 20' front yard setback in an Industrial District, encroaching 15.5 feet into the previously approved front yard setback, leaving 4.5 feet to the property line.

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

Appeal 2305 A&B

A - Request from Aaron Ovios, P.E., obo UMS Properties LLC located at 26 Irish Settlement Rd to be allowed to construct up to twelve material silos that would be 60 feet in height, which is 20 feet higher than the maximum 40' that is allowed in an Industrial District.

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

B - Request from Aaron Ovios, P.E., obo UMS Properties LLC located at 26 Irish Settlement Rd to be allowed to construct a new, 433,800 SF warehouse facility that is 76 feet in height, which is 36 feet higher than the maximum 40' that is allowed in an Industrial District.

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

Said hearing will be held on **Tuesday, the 9th day of January, 2024**, 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