



Peter G. Crummey
Town Supervisor

TOWN OF COLONIE

Zoning Board of Appeals

Public Operations Center
347 Old Niskayuna Road
Latham, New York 12110

Phone (518) 783-2706 Fax (518) 783-2772
<https://www.colonie.org/boards/zba/>

Peter R. Crouse
Chairman

Peter Molinaro, Esq.
Counsel

TAKE NOTICE, that the Town of Colonie Zoning Board of Appeals will hold a public hearing at the Memorial Town Hall, 534 New Loudon Road, Latham, in the Town of Colonie, on the **17th of May, 2023**, at 7:00 p.m., to hear the appeal of **Scott H. Griffin** from the decision of the Building Department Manager for the Town of Colonie, denying the applicant a Building Permit for the premises located at **241 Forts Ferry Rd.**, the proposed minor subdivision, subdividing a 31,353+- sq ft lot into three lots, Lot 1-a 9,018+- sq ft lot with a 75.15' front lot line and 75.15' width at the front building setback line with an existing single family dwelling with an existing 6' left side yard setback, Lot 2 - a 7,179+- sq ft lot with a 63' front lot line and 63' width at the front building setback line for the future construction of a single family dwelling with a 13' right side yard setback, and Lot 3 - a 15,156+- sq ft lot with a 15.05' front lot line and 15.05' width at the front building setback line for the future construction of a single family dwelling with an existing detached garage in the proposed front yard, is not compliant with the prohibition of accessory structures in a front yard, the 18,000 sq ft minimum lot size, 80' minimum width at the front building setback line, the 10' minimum side yard setback, and 25' minimum total side yard setback required in a Single Family Residential (SFR) zoning district as stated in the Town of Colonie Law Use Law, Article VI, Sections 190-24, 190-25, 190-26(C)(4), Attachment #2 - Dimensional Table, upon the request for a variance from the provisions of the Code of the Town of Colonie, Chapter 190 to permit such construction and use, and a SEQR Determination for such appeal.

The public may view and listen to the Zoning Board of Appeals hearing on the Town's website by typing <https://colonienny.iqm2.com/Citizens/Default.aspx> in your web browser. The public may present comments to the Board in person or by emailing infozba@colonie.org. (emailed comments must be received at least 24 hours in advance). Such comments will be read and addressed by the Chairman during the hearing.

ZONING BOARD OF APPEALS
PETER R. CROUSE, CHAIRMAN

DATED April 14, 2023



Peter G. Crummey
Town Supervisor

TOWN OF COLONIE

Zoning Board of Appeals

Public Operations Center
347 Old Niskayuna Road
Latham, New York 12110

Phone (518) 783-2706 Fax (518) 783-2772
<https://www.colonie.org/boards/zba/>

Peter R. Crouse
Chairman

Peter Molinaro, Esq.
Counsel

TAKE NOTICE, that the Town of Colonie Zoning Board of Appeals will hold a public hearing at the Memorial Town Hall, 534 New Loudon Road, Latham, in the Town of Colonie, on the **17th of May, 2023**, at 7:00 p.m., to hear the appeal of **Steven Oertel (agent for Minji Hill)** from the decision of the Building Department Manager for the Town of Colonie, denying the applicant a Building Permit for the premises located at **8 Eastview Rd.**, the proposed new construction of a 950+ sq. ft. second story addition with a 23.24' front yard setback on an existing nonconforming single family dwelling is not compliant with the 30' minimum front yard setback required in a Single Family Residential (SFR) zoning district as stated in the Town of Colonie Land Use Law, Article VI, Section 190-24, 190-26(A), Attachment #3, Dimensional Table for prior established lots, upon the request for a variance from the provisions of the Code of the Town of Colonie, Chapter 190 to permit such construction and use, and a SEQR Determination for such appeal.

The public may view and listen to the Zoning Board of Appeals hearing on the Town's website by typing <https://colonienny.iqm2.com/Citizens/Default.aspx> in your web browser. The public may present comments to the Board in person or by emailing infozba@colonie.org. (emailed comments must be received at least 24 hours in advance). Such comments will be read and addressed by the Chairman during the hearing.

ZONING BOARD OF APPEALS

PETER R. CROUSE, CHAIRMAN

DATED April 28, 2023



Peter G. Crummey
Town Supervisor

TOWN OF COLONIE

Zoning Board of Appeals

Public Operations Center
347 Old Niskayuna Road
Latham, New York 12110

Phone (518) 783-2706 Fax (518) 783-2772
<https://www.colonie.org/boards/zba/>

Peter R. Crouse
Chairman

Peter Molinaro, Esq.
Counsel

TAKE NOTICE, that the Town of Colonie Zoning Board of Appeals will hold a public hearing at the Memorial Town Hall, 534 New Loudon Road, Latham, in the Town of Colonie, on the **17th of May, 2023**, at 7:00 p.m., to hear the appeal of **John Andersen-Cameron** from the decision of the Building Department Manager for the Town of Colonie, denying the applicant a Building Permit for the premises located at **14 Chestnut Hill Rd. North**, the proposed construction of a 384 Sq. Ft. inground pool in a front yard on a corner lot (Chestnut Hill Rd North) with a 28.8 Ft. front yard setback is not compliant with the prohibition of accessory structures in a front yard in a Single Family Residential (SFR) Zoning District as stated in the Town of Colonie Land Use Law, Article VI Sections 190-24 & 190-26 (c) (4), upon the request for a variance from the provisions of the Code of the Town of Colonie, Chapter 190 to permit such construction and use, and a SEQR Determination for such appeal.

The public may view and listen to the Zoning Board of Appeals hearing on the Town's website by typing <https://colonienny.iqm2.com/Citizens/Default.aspx> in your web browser. The public may present comments to the Board in person or by emailing infozba@colonie.org. (emailed comments must be received at least 24 hours in advance). Such comments will be read and addressed by the Chairman during the hearing.

ZONING BOARD OF APPEALS

PETER R. CROUSE, CHAIRMAN

DATED April 28, 2023



Peter G. Crummey
Town Supervisor

TOWN OF COLONIE

Zoning Board of Appeals

Public Operations Center
347 Old Niskayuna Road
Latham, New York 12110

Phone (518) 783-2706 Fax (518) 783-2772
<https://www.colonie.org/boards/zba>

Peter A. Crouse
Chairman

Michael J. Garry
Counsel

TAKE NOTICE, that the Town of Colonie Zoning Board of Appeals will hold a public hearing at the Memorial Town Hall, 534 New Loudon Road, Latham, in the Town of Colonie, on the **17th of May, 2023**, at 7:00 p.m., to hear the appeal of **Dakota Partners** from the decision of the Building Department Manager for the Town of Colonie, denying the applicant a Building Permit for the premises located at **210 Wade Rd. Ext.**, the proposed new construction of (2) 3-story buildings with (64) proposed dwelling units, located in the Office Residential (OR) Zoning District, proposed 400 Sq. Ft. of commercial density where 38,480 Sq. Ft. is required for a "mixed-use" zone, as stated in the Town of Colonie Land Use Law, Article VI, Section 190-24, 190-25 & 190 Attachment #2 – Dimensional Table, Note #9 to permit such construction and use, and a SEQR Determination for such appeal. The public may view and listen to the Zoning Board of Appeals hearing on the Town's website by typing <https://colonienny.igmm2.com/Citizens/Default.aspx> in your web browser. The public may present comments to the Board in person or by emailing infozba@colonie.org. (Emailed comments must be received at least 24 hours in advance). Such comments will be read and addressed by the Chairman during the hearing.

ZONING BOARD OF APPEALS

PETER A. CROUSE, CHAIRMAN

DATED April 20, 2023



Peter G. Crummey
Town Supervisor

TOWN OF COLONIE

Zoning Board of Appeals
Public Operations Center
347 Old Niskayuna Road
Latham, New York 12110

Phone (518) 783-2706 Fax (518) 783-2772
<https://www.colonie.org/boards/zba/>

Peter R. Crouse
Chairman

Peter Molinaro, Esq.
Counsel

TAKE NOTICE, that the Town of Colonie Zoning Board of Appeals will hold a public hearing at the Memorial Town Hall, 534 New Loudon Road, Latham, in the Town of Colonie, on the **17th of May, 2023**, at 7:00 p.m., to hear the appeal of **Chris Potter (agent for Stewart's Shops Corp.)** from the decision of the Building Department Manager for the Town of Colonie, denying the applicant a Building Permit for the premises located at **1273 Central Ave**, the proposed construction of a (3,975 Sq. Ft.) mini-mart with associated fueling station, waste refuse, charging stations, and propane exchange, located in the Neighborhood Commercial Office Residential (NCOR) Zoning District, has the mini-mart and fueling station 156 Sq. Ft., and the waste refuse at 119 Ft. from the Single Family Residential (SFR) zone boundary line, where a minimum of 200 Ft. is required, proposed outside storage which is not permitted in that zone, and requires a Special Use Permit from the Zoning Board of Appeals, as stated in the Town of Colonie Land Use Law, Articles V and VI, Sections 190-21, 190-22 M (6) (d) [3], 190-24, 190-25, 190 Attachment #1, Table of Permitted Uses, and 190 Attachment #2 – Dimensional Table, upon the request for a variance from the provisions of the Code of the Town of Colonie, Chapter 190 to permit such construction and use, and a SEQR Determination for such appeal.

The public may view and listen to the Zoning Board of Appeals hearing on the Town's website by typing <https://colonienny.iqm2.com/Citizens/Default.aspx> in your web browser. The public may present comments to the Board in person or by emailing infozba@colonie.org. (emailed comments must be received at least 24 hours in advance). Such comments will be read and addressed by the Chairman during the hearing.

ZONING BOARD OF APPEALS

PETER R. CROUSE, CHAIRMAN

DATED April 28, 2023