



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 **4th of January, 2023**, at 7:00 p.m., to hear the appeal of **Vision Planning Consultants (agent for Capitaland Builders)** from the decision of the Building Department Manager for the Town of Colonie, denying the applicant a Building Permit for the premises located at **11 Prescott St.**, the proposed construction of a 1,630 $\pm$ Sq. Ft. single-family dwelling on a 4,800 $\pm$ Sq. Ft. lot, with a 40' width at the front lot line and front building setback line, a 5' side yard setback and 15' total side yard setbacks is not compliant with the required 20,000 Sq. Ft. minimum lot size, 100' minimum width at the front lot line and front building setback line, the 10' minimum side yard setback required and 25' minimum side yard setbacks required, additionally this is not an approved use in a Commercial Office Residential (COR) Zoning District as stated in the Town of Colonie Land Use Law, Article V Section 190-18 Attachment #1 – Table of Permitted Uses & Article VI Sections 190-24 & 190-25 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 December 14, 2022



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TAKE NOTICE, that the Town of Colonie Zoning Board of Appeals will hold a public hearing at the Memorial Town Hall, 534 New Loudon Rd., Latham, in the Town of Colonie, on the **4th day of January, 2023** at 7:00 p.m., to hear the application for a Wireless Telecommunications Special Use Permit by **David C. Brennan, Esq., Young/Sommer LLC (agent for Cellco Partnership d/b/a Verizon Wireless)** located at the right of way adjacent to **369 Albany Shaker Rd. near the intersection of Albany Shaker Road and Hunts End Lane** for the proposed installation of an unmanned public utility/personal wireless service facility (a "communications facility") on a replacement utility pole located in a Single Family Residential (SFR) Zoning District, in the Town of Colonie. The applicant proposes to install: 1) a single, small cell antenna mounted on a replacement 43.0' $\pm$ utility pole at a maximum height of 47.0' $\pm$ above ground level and 2) installation of electric and telecommunications equipment on the proposed utility pole at a minimum height of 8' above grade. The new National Grid pole is replacing existing utility pole #NG66,58.

This application is approved for a Wireless Telecommunications Special Use Permit (WTSUP) pending the Zoning Board of Appeals hearing as required under the Town of Colonie Land Use Law Section 189-5A; upon the request for a Wireless Telecommunications Special Use Permit in accordance with the provisions of the Code of the Town of Colonie, Chapter 189, so as to permit such construction and use, and a SEQR Determination for such permit.

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This application is approved for a Wireless Telecommunications Special Use Permit (WTSUP) pending the Zoning Board of Appeals hearing as required under the Town of Colonie Land Use Law Section 189-5A; upon the request for a Wireless Telecommunications Special Use Permit in accordance with the provisions of the Code of the Town of Colonie, Chapter 189, so as to permit such construction and use, and a SEQR Determination for such permit.

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This application is approved for a Wireless Telecommunications Special Use Permit (WTSUP) pending the Zoning Board of Appeals hearing as required under the Town of Colonie Land Use Law Section 189-5A; upon the request for a Wireless Telecommunications Special Use Permit in accordance with the provisions of the Code of the Town of Colonie, Chapter 189, so as to permit such construction and use, and a SEQR Determination for such permit.

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