

**ZONING BOARD OF APPEALS  
Town of North Greenbush  
2 Douglas Street  
Wynantskill, NY 12198**

**Monthly Meeting Agenda  
September 9, 2020**

**PLEASE TAKE NOTICE** that the Zoning Board of Appeals of the Town of North Greenbush will hold public hearings on Wednesday, September 9, 2020 for the following applications at the Town Offices, 2 Douglas Street, Wynantskill, NY, beginning at 6:30 P.M.

**IN ACCORDANCE WITH EXECUTIVE ORDER 202.1**

**NOTICE IS HEREBY GIVEN** that public hearings will be held before the Zoning Board of the Town of North Greenbush with respect to the following matter at the time and place set forth below:

**Time & Place: September 9, 2020 beginning at 6:30 pm  
VIA LIVE STREAM**

**[www.townofng.com](http://www.townofng.com) (Click on the top banner that says: Watch Town Meetings, then click on the Zoning Board Meeting link)**

Due to the current COVID-19 pandemic and Gov. Cuomo's executive order 202.1, at this time, the public is not able to participate in person during the hearing. All application materials are available for review on the Town's website. If you would like to make a comment on the applications, all comments must be submitted via e-mail to: [building@townofng.com](mailto:building@townofng.com) or by phone 518-283-2714. In the event that the Governor's guidelines allow for participation in person, it will be noted on the Town's website. However, the Town will still continue with the live streaming of the Zoning Board public hearings and accept comments by email or phone.

Due to on-going social distancing requirements and to maintain the opportunity for the public to participate, the Town of North Greenbush will hold public hearings via teleconference and videoconference on Wednesday, September 9, 2020 beginning at 6:30 pm. The following applications will be heard:

**New Business:**

**Application 20-18**, for the area variance request of Andrew & Amy Pelletier, 26 Crimson Circle, Troy, NY 12180, for relief from restrictions prohibiting a fence height greater than 4 ft. in a front yard, for the purpose of allowing a 6 ft. fence in a front yard of a corner lot, at the property located at 26 Crimson Circle, Troy, NY 12180, in an R1 district, having parcel ID#: 123.15-1-21.

**Application 20-19**, for the area variance request of Candace Fiacco, 1722 4<sup>th</sup> Street, Rensselaer, NY 12144, for relief from minimum lot size requirements of 20,000 sf. and front setback requirements of 35 ft., for the purpose of constructing a single family home on a lot having 12,500 sf. with a 25 ft. front setback, at the property located at 27 Franklin Avenue, Wynantskill, NY 12198, in a R1 district, having parcel ID# 135.9-5-2.2.

**Application 20-20**, for the special permit request of Peter Enzien, 4 The Crossways, Troy, NY 12180, for the placement of a LED sign, at the property located at 531 North Greenbush Road, Troy, NY 12180, in a C (commercial) district, having parcel ID#: 144.2-4-8.

**Application 20-21**, for the area variance of Michael Moscatiello, 99 North Greenbush Road, Troy, NY 12180, for relief from the minimum number of parking spaces required (38 spaces) for the purpose of allowing proposed development with 33 parking spaces AND for relief from restrictions allowing a limit of 2 business uses, for the purpose of allowing 3 retail stores in the proposed building to be located at 271 North Greenbush Road, Troy, NY 12180, in a BN district, having parcel ID#: 123-17-4-37.

If you need additional information or have questions about the process, please contact us at: 518-283-2714 or [building@townofng.com](mailto:building@townofng.com) .

BY ORDER OF THE PLANNING BOARD DATED: August 27, 2020, Richard French, ZONING BOARD OF APPEALS, NORTH GREENBUSH.