

On September 15, 2015, at 7:30 p.m., in the Council Chambers of Troy City Hall, Chairman Clark called the Zoning Board of Appeals meeting to order.

1. ROLL CALL

Present:

Glenn Clark  
Kenneth Courtney  
Thomas Desmond  
David Eisenbacher  
Allen Kneale  
David Lambert  
Philip Sanzica

Also Present:

Paul Evans, Zoning and Compliance Specialist  
Julie Q. Dufrane, Assistant City Attorney  
Mitchell Grusnick, Building Official

2. APPROVAL OF MINUTES – May 19, 2015

Moved by Sanzica  
Seconded by Desmond

RESOLVED, to approve the May 19, 2015 meeting minutes.

Yes: All

MOTION PASSED

3. APPROVAL OF AGENDA – Move item A to end of Public Hearings.

Moved by Courtney  
Seconded by Lambert

RESOLVED, to approve the agenda as proposed.

Yes: All

MOTION PASSED

4. HEARING OF CASES

A. VARIANCE REQUEST, CITY OF TROY, 2060 ROCHESTER – In order to legitimize a recently built home, a 25 foot variance to the required 50 foot front yard setback requirement. Zoning Ordinance Section: 4.07 (D) (1) RT Zoning District.

Moved by Desmond  
Seconded by Lambert

RESOLVED, to grant the variance.

Yes: All

MOTION PASSED

- B. VARIANCE REQUEST, CITY OF TROY, 2040 ROCHESTER – In order to legitimize a recently built home, a 25 foot variance to the required 50 foot front yard setback requirement. Zoning Ordinance Section 4.07 (D) (1) RT Zoning District.

Moved by Desmond  
Seconded by Lambert

RESOLVED, to grant the variance.

Yes: All

MOTION PASSED

- C. VARIANCE REQUEST, MIKE JOHNSON OF EMERGENCY EGRESS, 2106 ROCHESTER – In order to build two new homes (the existing property will be split into two separate parcels), a 25 foot variance to the required 50 foot front yard setback requirement from the Rochester Road property line. The variance is requested for both proposed parcels. Zoning Ordinance Section 4.07 (D) (1) RT Zoning District

Moved by Eisenbacher  
Seconded by Sanzica

RESOLVED, to grant the variance.

Yes: All

MOTION PASSED

- 5. COMMUNICATIONS – None.

- 6. MISCELLANEOUS BUSINESS

Moved by Courtney  
Seconded by Eisenbacher

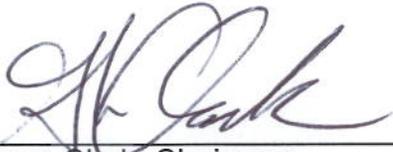
RESOLVED, to request the Planning Department and Planning Commission review the setbacks on major thoroughfares in the RT Zoning classification. It is the Board’s opinion that the front yard setback should be 25 feet, which it was in the past.

Yes: All

MOTION PASSED

7. PUBLIC COMMENT – None
8. ADJOURNMENT – The Zoning Board of Appeals meeting ADJOURNED at 8:14 p.m.

Respectfully submitted,



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Glenn Clark, Chairman



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Paul Evans, Zoning and Compliance Specialist

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