

PUBLIC HEARINGS

PLEASE TAKE NOTICE that the Zoning Board of Appeals of the Town of New Hartford, Oneida County, New York, will hold a Public Hearing at the Town of New Hartford Municipal Offices, 8635 Clinton Street (at The Orchards), New Hartford, New York, on Monday, February 22, 2021 to commence at 6:00 P.M., or as soon thereafter as reached in the regular course of business, to address the following:

-The application of a proposed Taco Bell, 8561 Seneca Turnpike, New Hartford, New York. They are requesting several Area Variances: three wall signs, four directional signs with their logo, and an oversized freestanding, and overage on the parking allowed. The proposed building will seat 40. The Code allows for one parking space for every three seats. The applicant needs to seek a 20± parking space Area Variance for a total of 36± parking spots. Proposed additional wall signage on the southeast end of building that faces the private entrance/exit to the Mall. This will also need a 14± sf Area Variance Applicant is proposing an 80± sf free standing/pylon sign, therefore, requiring an 18± sf Area Variance for the free standing/pylon sign.

Due to the State mandated restrictions, all attendees will be required to wear face masks continuously covering nose and mouth, and six (6) foot “social distancing” will be observed. Applicants and attendees must strictly adhere to the above and to the stated hearing time. The Town of New Hartford further reserves the right to limit the number of participants in each hearing. We encourage interested parties to submit written comments to dorvs@townofnewhartfordny.gov or Lary Gell, Codes Officer, lgell@townofnewhartfordny.gov.

-The application of Mr. John Lupino for wall signage for General Security, Inc., 72 Kellogg Road, New Hartford, New York (Hannaford Plaza). Wall signage allowed is 38 square feet in size. The applicant is requesting an 87± square foot wall signage. This will necessitate an Area Variance of 49± square feet. Tax Map #339.015-2-2; Zoning: C2 Commercial Retail Business.

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-The application of Mr. Mark Giruzzi, 17 Court Knolle, New Hartford, New York. The applicant is proposing to install a pre-built 12' x 20'± shed by 4'± into the required front yard setback area and in one of the front yards. The applicant is located in a Medium Density Residential zone (corner lot) which requires the front yard setback to be 30'. Therefore, the applicant is seeking an Area Variance for the location of an accessory building in the front yard

and a 4'± front yard area setback requirement. Tax Map #339.015-2-45; Zoning: Medium Density Residential.

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-The application of Metropolitan Signs, Inc. for All Seasons Outfitters, 4505 Commercial Drive, New Hartford, New York (former building of Babies R Us). Total allowed signage per use is 200 square feet. He is proposing 96± additional square feet of wall signage. This additional signage will be over the allowed square feet by 50±. Therefore, applicant is seeking a 50± square foot Area Variance for their total allowed signage. Tax Map #328.007-1-6.61; Zoning: C1 General Commercial.

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-The application of Mr. Michael Galligano, 45 Clinton Road, New Hartford, New York. Mr. Galligano is proposing a 240± square foot addition to a non-conforming structure for his business, New Hartford Safe & Lock, and the right side of the structure does not meet the side yard setback requirements. The proposed addition will extend into the left side yard by 6'±, therefore, the applicant is seeking a 240± square foot Area Variance for the construction of an addition to the existing non-conforming structure. Tax Map #328.016-2-61; Lot Size: 0.27; Zoning: C2 Commercial Retail Business.

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-The application of Mr. & Mrs. Joseph Busa for vacant property located on Valley View Road, current owner CMH Homes, Inc. They are proposing a new residential home with a 2 bay attached garage. The proposed new structure will be 86'± wide which would encroach into the side yard setback on each side by five'±. Therefore, the applicants are seeking a 5'± side yard setback for each side of the property. Tax Map #330.019-1-45; Lot Size: 1.5 Acres; Zoning: Low Density Residential.

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-The application of Ms. Kathryn Stam, 58 Sanger Avenue, New Hartford, New York. Ms. Stam is proposing an 8'± x 24'± carport addition into her side yard setback area. This is a Low Density Residential zone, which requires the side yard setback to be 15'. The proposed addition will extend into the side yard setback by 8'±, therefore, the applicant is seeking an 8'± side yard setback Area Variance. Tax Map #329.018-7-23; Zoning: Low Density Residential.

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-The application of Mr. Oksana Sidorevich, 117 Winchester Drive, New Hartford, New York. Mr. Sidorevich is proposing a 6'± tall privacy fence 14'± off the side of the property line parallel to Read Street. This is a corner lot, therefore, the proposed fence will extend into the front yard setback. This requires an Area Variance into the front yard setback of 22'± off the back corner of the structure turn 90+ degrees to run parallel to Read Street to connect to the neighbor's existing fence. Tax Map #317.015-2-56; Lot Size: 78' x 160' (corner lot); Zoning: Low Density Residential.

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-The application of Dollar General Corporation for a proposed Dollar General store at 8030 Seneca Turnpike, Clinton, New York (Town of New Hartford). The applicant is applying for an Area Variance based upon the Town of New Hartford Zoning Code Section 118-82(4) Schedule C. The total required parking spots should be 38 spaces. The applicant is proposing 26 parking spaces, therefore, this necessitates the applicant to seek an Area Variance for the reduction of 12 parking spaces. Tax Map #328.000-2-25.2; Zoning: C2 Commercial Retail Business.

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-The application of Nelson Associates for National Grid, 221 Old Campion Road, New Hartford, New York. National Grid has an existing non-conforming accessory use structure 300'± x 49'± three-sided vehicle storage building. They are proposing a 10'± x 300'± plus a 59'± x 55'±

expansion to the building located in a Manufacturing zone. The proposed addition requires an Area Variance for the addition to a non-conforming structure. Tax Map #329.006-3-22.3 & 329.010-2-1; Zoning: M Manufacturing.

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**Randy Bogar, Chairman
Zoning Board of Appeals
Dated: February 15, 2021**