

City of Schenectady
Application for Area Variance
of Chapter 264; Zoning Code

TO THE BOARD OF ZONING APPEALS:

I, Paul Fallati the owner of the property located at, 220 Harbor Side Dr., Tax map number, Sec. 39.49 Block 2 Lot 1.2, Hereby petition the Board of Zoning Appeals of the City of Schenectady to grant a variation of the Zoning Code Section(s) 264-60, to allow the following as described below or shown on the accompanying drawings which have been denied by the Zoning Officer/Building Inspector, as specified on the attached Notice of Noncompliance (attach additional sheets as necessary to address any of the following sections).

1. Describe your application as proposed:

We are proposing the issuance of a permit for a Monument sign to be allowed at 10' as opposed to the 7' permitted height. We are asking for a square foot increase from 25 sqft to 73 sqft. Lastly, we are asking for a variance on permitted setback of 20'.

2. Explain why you believe that your variance request will not create an undesirable change in the character of the neighborhood or be a detriment to nearby properties if it is granted:

In dealing with a project the size of Mohawk Harbor the minimal variances we are asking will have no negative effect on the neighborhood, it will only enhance the character

3. Can the benefit you seek by virtue of this variance application be achieved by revising your proposal? If not, explain why there are no other alternatives.

No. Due to the size of the project and property, the signage we are requesting is minimal in scope. We have also work diligently w/ several officers to come up with what is felt to be best option

4. Explain why you believe the proposed variance is not substantial.

In comparing the size of the project, lot size, frontage, and amount of multi-
use tenants with sign codes both here and similar town and cities we
are requesting a fraction of what generally is permitted.

5. Explain why you believe the proposed variance will not have an adverse effect or impact on the
physical or environmental conditions in the neighborhood.

Being this location's prior use was industrial adding architectural
appealing and beautifully landscaped sign will only positively effect
the physical and environmental conditions in the neighborhood.

6. Explain why you believe the difficulty that requires the variance was not "self-created."

Due to the scope and size of this project certain ~~previously~~
permissible and non-permissible applications have needed reviewed and varied
just as this portion of project

Date:

9/22/17

Signed:

Address:

695 Rotterdam Industrial Park

City:

Schenectady, NY

Zip Code:

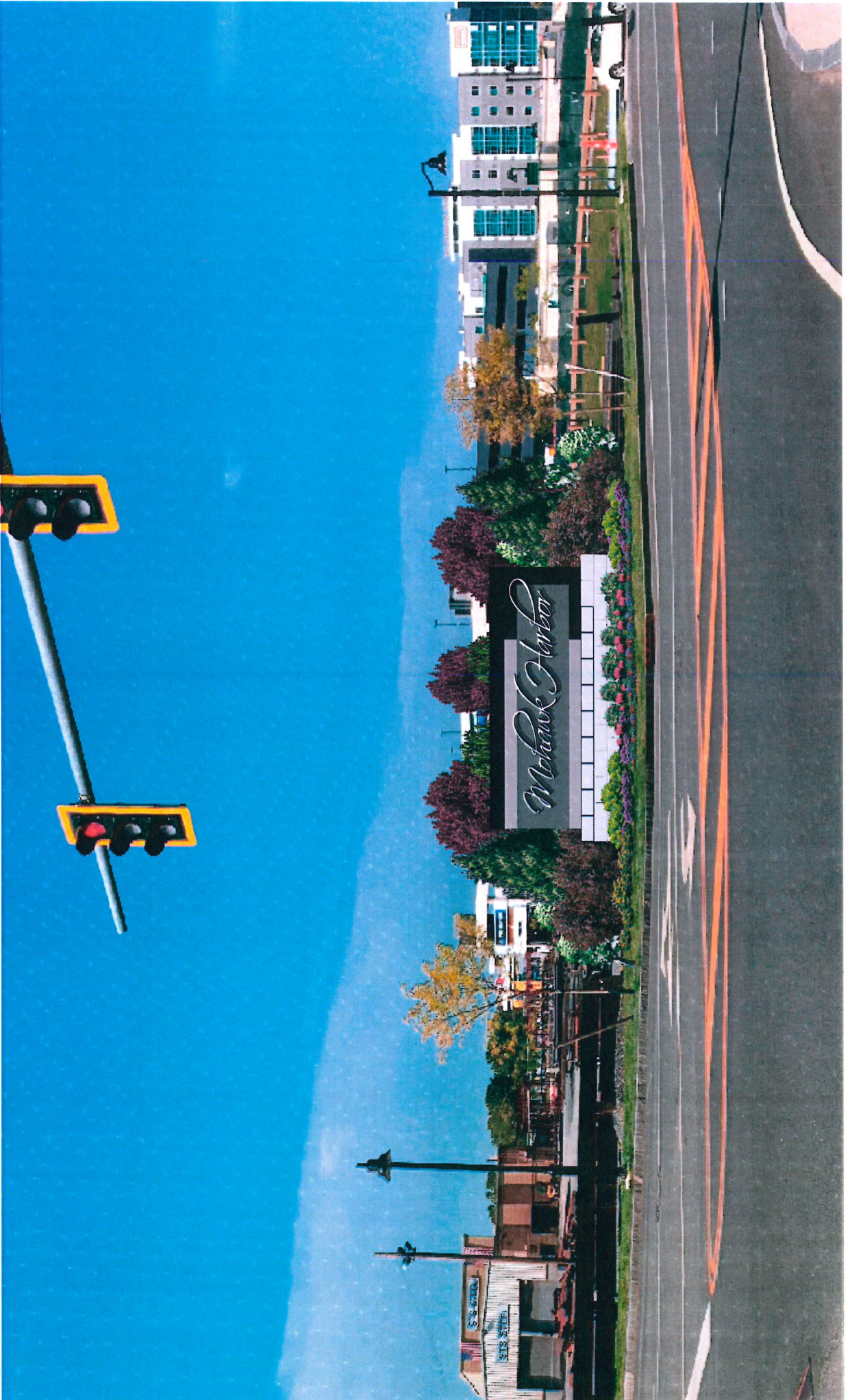
12306

Phone:

518-356-4445

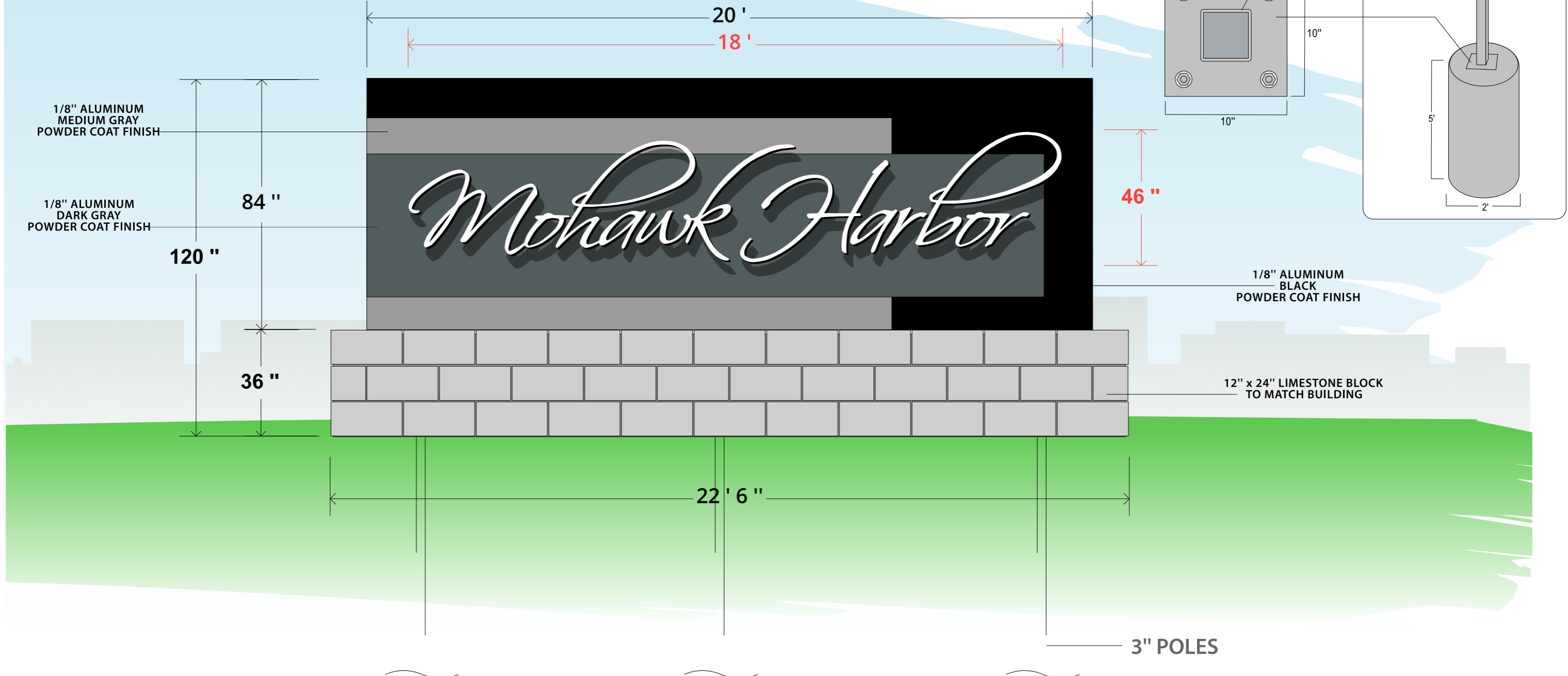
Email:

Pfallati@galesi.com



ONE 10'h x 30'w SINGLE FACE MONUMENT SIGN WITH FACE LIT CHANNEL LETTERS
 WHITE FACES WITH INTERNAL L.E.D. ILLUMINATION.

SIGN TO HAVE A 2" ANGLE FRAME COVERED WITH 1/8" ALUMINUM.



1-800-942-6366
 518. 732-7704
 fax: 518. 732-7716
 saxtonsign.com

CLIENT:
 Mohawk Harbor

JOB LOCATION:
 Schenectady, NY

DATE: 9-21-17
FOLDER: SP/ Mohawk Harbor
FILE NAME:
 Mohawk Harbor MONUMENT 11



CUSTOMER APPROVAL _____ **DATE** _____

THIS ORIGINAL DRAWING AND DESIGN IS THE PROPERTY OF SAXTON SIGN CORPORATION AND MAY NOT BE DUPLICATED OR REPRODUCED IN WHOLE OR IN PART AS A DRAWING OR SIGN WITHOUT WRITTEN PERMISSION FROM SAXTON SIGN CORP. ©

REVISION: 0
DRAWN BY: SP
SALESPERSON: PJB

