

Minutes
City of Syracuse
Board of Zoning Appeals
Thursday, September 17, 2020
1:00 p.m.

I. Stewart Koenig called the meeting to order at 1:05 p.m.

Consistent with the Governor’s March 7, 2020 Executive Order declaring a Coronavirus (Covid-19) State of Emergency, in person public meetings and hearings are not being conducted in the Common Council Chambers, and the entirety of the meeting was conducted remotely via the WebEx conferencing system.

Members Present

Stewart Koenig, Chairman	Yes
Nicholas Petragnani	No
Michael Stanton	No
Michael Cheslik	Yes
Honora Spillane	No
Karen Gillette	Yes
Otis Jennings	Yes

Staff Present

Heather Lamendola	Yes
Lisa Welch	Yes
Kathryn Ryan	Yes

I. Adoption of the August 27, 2020 Meeting Minutes (SK, MS, NP, MC, HS, KG, OJ)

A motion to approve was made by Michael Cheslik and seconded by Karen Gillette. The motion carried unanimously.

II. Adoption of the August 27, 2020 Resolutions (SK, MS, NP, MC, HS, KG, OJ)

A motion to approve was made by Michael Cheslik and seconded by Karen Gillette. The motion carried unanimously

II. Public Hearings

1) V-20-09

Use Variance-Waive Permitted Uses
217 Helen Street
Retail and Service
Coleman Florist, Inc. (Owner)
Rebecca and James Gurasci (Applicant)
Residential, Class A

Joshua Werbeck, Bosquet Holstein, PLLC, 110 W. Fayette St., Suite 1000, Syracuse, NY 13202, attorney for the owner, presented the variance application and discussed the necessary waiver and reason for the request. The owner, Peter Coleman, Coleman Florist, Inc., 4000 E. Genesee St., Syracuse NY 13214 and the applicant, James Guarasci, 4768 Casimir Circle, Liverpool, NY 13088 answered questions from the Board.

No one spoke in favor, or against, the application.

A motion to approve and to issue a Negative Declaration for the Unlisted Action under SEQR was made by Michael Cheslik and seconded by Stew Koenig. Following further discussion the motion passed unanimously.

2) V-20-10

Area Variance-Waive Density, Required Yards, and Structural Coverage
102 Charlotte Street
Expand a Nonconforming Single-Family Structure
William Coon (Owner/Applicant)
Residential, Class A-1

The owner, William Coon, 102 Charlotte Street, Syracuse, NY 13204, presented the variance application and discussed the necessary waivers and reason for the request.

No one spoke in favor, or against, the application.

A motion to approve was made by Michael Cheslik and seconded by Karen Gillette. Following further discussion the motion passed unanimously.

III. Authorizations for the October 8, 2020 Meeting

A motion to approve was made by Michael Cheslik and seconded by Otis Jennings. The motion carried unanimously.

IV. Meeting Adjourned

A motion to adjourn the meeting at 1:35 pm was made by Stew Koenig and seconded by Michael Cheslik. The motion carried unanimously.