

**TOWN OF ROTTERDAM
ZONING BOARD OF APPEALS
January 15, 2020**

- 1. Douglas Hewett, Vacant Land Located between 1032 & 1040 Fort Hunter Road, Rotterdam, NY – Tax Map #59.17-2-37 located in the Agriculture (A-1) Zoning District. Petitioner requests variances as prescribed in the Town of Rotterdam Zoning Code being Chapter 270-21 entitled “Yard and Property Line Requirements,” and Chapter 270-22 entitled “Lot Area.” The applicant would like to subdivide an existing 5.58 acre parcel into two (2) lots. The variances are as follows:**

Lot 1: Vacant Lot with Proposed Single Family Residence

	<i>Required</i>	<i>Proposed</i>	<i>Variance</i>
Front Property Line	150 feet	93.66 feet	56.34 feet
Lot Area	1 acre	0.41 acres	0.59 acres

Lot 2: Vacant Lot with Proposed Single Family Residence

	<i>Required</i>	<i>Proposed</i>	<i>Variance</i>
Front Property Line	150 feet	20 feet	130 feet

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SEQR Requirement: Type II Listed Action – 6NYCRR Part 617.5. No further review is required.

County 239-m Requirement: County review is required. The 239m was mailed to Schenectady County Department of Economic Development and Planning on January 3, 2020.