CITY OF ROCHESTER
30 CHURCH STREET

ZONING BOARD OF APPEALS
HEARING TO BEGIN AT 9:30 a.m.

CITY COUNCIL CHAMBERS 302A

NOVEMBER 29, 2012
(RESCHEDULES FROM NOVEMBER 15, 2012)

I. Meeting with Staff

II. Public Hearings:

Case	**1**
File Number:	**V-087-11-12**
Case Type:	**Use Variance**
Applicant:	**Reza Hourmanesh**
Address:	**536-540 Jay Street**
Zoning District:	**R-1 Low-Density Residential District**
Quadrant:	**NW**
Purpose:	**To establish a convenience store in the one story structure, a use of greater intensity than the previous use.**
Enforcement:	**Yes**

Case	**2**
File Number:	**V-033-12-13**
Case Type:	**Area Variance**
Applicant:	**Charles K. House**
Address:	**15 De Mallie Street**
Zoning District:	**R-1 Low-Density Residential District**
Quadrant:	**SE**
Purpose:	**To waive certain off-street parking requirements associated with the expansion of an existing driveway in the front yard.**
Enforcement:	**No**

Case	**3** **WITHDRAWN**
File Number:	**V-034-12-13**
Case Type:	**Area Variance**
Applicant:	**Eloise Rivera**
Address:	**30 Agnes Street**
Zoning District:	**R-1 Low-Density Residential District**
Quadrant:	**NW**
Purpose:	**To install a handicap ramp in the side yard not meeting certain setback requirements and to legalize a front yard parking area not meeting locational and minimum size requirements.**
Enforcement:	**No**

Case	**4**
File Number:	**V-035-12-13**
Case Type:	**Area Variance**
Applicant:	**Alfredo Robles**
Address:	**42 Resolute Street**
Zoning District:	**R-1 Low-Density Residential District**
Quadrant:	**NE**
Purpose:	**To construct an enclosed front porch not meeting front yard setback requirements**
Enforcement:	**Yes**

Case	**5**
File Number:	**V-036-12-13**
Case Type:	**Area Variance**
Applicant:	**Peter Van Putte**
Address:	**320 Buffalo Road**
Zoning District:	**M-1**
Quadrant:	**SW**
Purpose:	**To legalize the increase in the number of rooming units from 12 units to 18 units, thereby expanding a nonconforming use.**
Enforcement:	**Yes**

Case	**6**
File Number:	**V-037-12-13**
Case Type:	**Use Variance**
Applicant:	**Askar Ali**
Address:	**793 Jay Street**
Zoning District:	**R-1 Low Density Residential District**
Quadrant:	**NW**
Purpose:	**To establish use of a vacant portion of the structure as a convenience store, a prohibited use in the R-1 zoning distrit.**
Enforcement:	**No**

Case	**7**
File Number:	**V-038-12-13**
Case Type:	**Use Variance**
Applicant:	**Mohamed Mohamed**
Address:	**608 Broad Street**
Zoning District:	**R-1 Low-Density Residential District**
Quadrant:	**NW**
Purpose:	**To re-establish use of the vacant structure as a nonconforming three family dwelling, a prohibited use in the R-1 zone.**
Enforcement:	**No**

Case	**8**
File Number:	**V-039-12-13**
Case Type:	**Area Variance**
Applicant:	**Marvin Maye**
Address:	**660-668 W. Main Street**
Zoning District:	**C-2 Community Center District**
Quadrant:	**SW**
Purpose:	**Demolition of a designated building of historic value and construction of a building that exceeds the maximum building size of 6,000 sq. ft.**
Enforcement:	**No**