

**City of North Tonawanda  
BOARD OF APPEALS**

**Kenneth D. Braun**  
*Chairman*  
**Mitchell Dreier**  
**Jacob Haacker**  
**Donald Evans**  
**William Lewis**

c/o City Clerk's Office  
City Hall – 216 Payne Avenue  
North Tonawanda, NY 14120  
(716) 695-8555  
**Cosimo R. Capozzi, Building Inspector**  
**Donna L. Braun City Clerk-Treasurer**

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**July 7, 2021**

The Board of Appeals of the City of North Tonawanda, New York will hold a Public Hearing on **MONDAY, JULY 19, 2021 at 6:00PM** in the Common Council Chambers, City Hall, 216 Payne Avenue, North Tonawanda, New York on the following appeals:

**OLD BUSINESS**

**#1.**

**AREA VARIANCE TO INSTALL A 6' FENCE @ RIGHT SIDE OF GARAGE. [§103-15 C (1) (b) FENCES NOT PERMITTED WITHIN 60% OF RESTRICTED AREA OF CORNER LOT – CORNER LOT MODIFICATION].**

**April Alba**  
**157 Belmont Court East**  
**North Tonawanda, NY 14120**

**Re: Area Variance to install a 6' fence on  
right side of garage, of a corner lot  
located at 157 Belmont Court East**

**#2.**

**USE VARIANCE TO CONVERT PART OF AN EXISTING BUILDING INTO AN ICE CREAM SHOP. [§108-8 (A) GENERAL RESIDENTIAL DISTRICT. PROPOSED USE IS NOT PERMITTED IN AN R-2 DISTRICT].**

**David Kelly**  
**849 Oliver Street**  
**North Tonawanda, NY 14120**

**Re: Use Variance to convert an existing  
building into an ice cream shop,  
located at 108 12<sup>th</sup> Avenue**

**NEW BUSINESS**

**#1.**

**AREA VARIANCE TO INSTALL A 6' FENCE @ REAR YARD. [§103-15 C (1) (b) FENCES NOT PERMITTED WITHIN 15' OF RESTRICTED AREA OF A CORNER LOT – CORNER LOT MODIFICATION].**

**Robert Mansell**  
**15 Zimmerman Street**  
**North Tonawanda, NY 14120**

**Re: Area Variance to install a 6' fence at  
rear yard, located at 15 Zimmerman  
Street**

**#2.**

**AREA VARIANCE TO INSTALL A 4' METAL PICKET STYLE FENCE @ LEFT SIDE AND FRONT PROPERTY LINE. [§103-15 C (1) (b) FENCES NOT PERMITTED WITHIN 15' OF SIDE PROPERTY LINE – CORNER LOT MODIFICATION]. [§103-15 B (4) (b) FENCES NOT PERMITTED TO EXCEED 3' IN HEIGHT IN FRONT YARD].**

**Thomas Berg  
78 Allen Street  
North Tonawanda, NY 14120**

**Re: Area Variance to install a 4' metal picket style fence on left side and front property line, located at 76 & 78 Allen Street**

**The applications are available for public review during normal business hours at the City Clerk's Office.**

**Kenneth D. Braun  
Board of Appeals Chairman**

**Donna L. Braun  
City Clerk-Treasurer**

**Published July 10, 2021**

**NOTICE TO APPELLANTS: Your attendance at this hearing, to clarify any questions the Zoning Board may have regarding your application, is required. A duly authorized representative who is familiar with details of your application is acceptable, if necessary.**