

**Agenda**  
**City of Hudson Zoning Board of Appeals**  
**July 16, 2025**  
**City Hall, 520 Warren St., Hudson, NY**

**Public Hearing**

1—**10-12 Warren Street, Tax ID #109.35-1-23:** Area variance application from Eco-Friendly 81 Halsey Development LLC for a 4'3" height variance for an elevator enclosure to the roof.

**Old Business**

2—**117 Warren Street, Tax ID #109.43-2-6:** Area variance application from Barbara Burns/Bailey Design Studio to replace an existing garage with a new garage with a studio above requiring west, rear and east yard variances.

3—**70-72 North Fifth Street, Tax ID #110.45-2-27:** Area variance application from the Galvan Initiatives Foundation for two lot size variances, a north side yard setback variance and a south yard setback variance to allow a subdivision of one parcel into two.

4—Approve minutes of June 18.