FOR PUBLICATION Thursday,
October 22nd, 2026

Jake Dishaw
Zoning Administrator

**OFFICE OF ZONING ADMINISTRATION**

Sharon F. Owens, Mayor

**LEGAL NOTICE**
**CITY OF SYRACUSE**
**CITY PLANNING COMMISSION**

NOTICE IS HEREBY GIVEN, that a Public Hearing will be held MONDAY, November 2, 2026, at 6:00 p.m. in the Common Council Chambers, City Hall, Syracuse, New York to consider in full, or in part, the following applications. *Please note this is not necessarily the order in which they will be heard.*

1. **Application R-2026-84** is a Resubdivision application to divide the vacant parcels at 225 and 229 Hazelwood Ave into four equal sized lots for future residential development. Both parcels are in the Single Unit Residential (R1) Zone District and are owned by the Greater Syracuse Property Development Corporation.

2. **Application R-2026-85 and Z-2925** are a Resubdivision Application and Zoning Map Amendment to combine 10 feet of the vacant lot at 509 Seymour St. with the residential parcel at 513 Seymour St for use as additional yard space. The remainder of 509 Seymour St. will be reserved for future new construction. 509 Seymour St is in the Low Density Residential (R2) Zone District and is owned by the Greater Syracuse Property Development Corporation. 513 Seymour St. is in the Small Lot Residential (R3) Zone District and is owned by Sunshine Dyer.

3. **Application SP-2026-1** is a Special Use Permit to establish a "Neighborhood Market" land use type at 814 Butternut St. 814 Butternut St is in the Neighborhood Center (MX-2) Zone District and is owned by Abdo Zakari.

4. **Application SP-2026-51** is a Special Use Permit to establish a "Neighborhood Market" land use type at 1500 South Ave. 1500 South Ave is in the Neighborhood Center (MX-2) Zone District and is owned by Syracuse Empire Realty LLC.

5. **Application SP-2026-57** is a Special Use Permit to establish a "Neighborhood Market" land use type at 717 Kirkpatrick St. 717 Kirkpatrick St. is in the Neighborhood Center (MX-2) Zone District and is owned by Wasel Alharbi.

6. **Application MaSPR-2026-49** is a Major Site Plan Review to establish a "Warehouse - Commercial" land use type at 530 State Fair Blvd. 530 State Fair Blvd. is in the Commercial (CM) Zone District and is owned by Lovett Mechanical Contractors Inc.

The above proposals will be open for inspection 72-hours prior to the public hearing at the Office of Zoning Administration and posted online at https://www.syr.gov/Boards-and-Commissions/Municipal-Boards/CPC/CPC-Meetings. Persons wishing to comment on an application may do so in person or by an attorney at the public hearing. Written comments may be filed at the public hearing, mailed, or emailed to the Office of Zoning Administration at 300 S State Street, Suite 700, Syracuse, NY 13202, or Zoning@syr.gov.