

January 28, 2008

The regular monthly meeting of the ZONING BOARD of APPEALS of the TOWN of CAMBRIA was called to order by John Reardon, newly appointed Chairman, at 8:00 P.M. He welcomed everyone to the meeting followed by the Pledge to the Flag.

Members present: John Reardon, Chairman
Norman Allen, Theresa Kroening, Donald Robinson, Peter Smith
Also present: Clifford Burch, Building Inspector
Gary Billingsley, Attorney

Mr. Reardon said Norman Allen is now a regular member of the Zoning Board of Appeals.

A motion was made by Mr. Robinson and seconded by Mr. Smith to approve minutes of meeting of December 17, 2007 as presented. Unanimously approved, motion carried.

There are two Current Renewals on tonight's agenda as follows:

2001-12 (9-05-01) Mr. and Mrs. Mark Woleben, 5152 Shawnee Road, Sanborn, N.Y. 14132
Special Permit for an in-law apartment

Mr. Woleben was present at this meeting and said he wishes to renew the Special Permit for the in-law apartment.

Building Inspector said he has had no complaints or comments on this special permit.

A motion was made by Mr. Robinson and seconded by Mrs. Kroening to **renew** Special Permit for three (3) years to Mr. and Mrs. Mark Woleben for an in-law apartment on their premises. Unanimously approved, motion carried.

Michael Redfern, 4573 Lower Mountain Road, Lockport, N.Y. 14094
Variance for auto repair garage

Mr. Redfern said he wishes to continue with this variance and requested no changes.

Building Inspector said there have been no complaints or comments on this variance.

Board members had no comments.

Counsel explained why this business is under a variance rather than a special permit. He said special permits did not go into effect until the early 1980's and this request was granted in 1977 as a variance. It was originally granted in his father's name and later changed over to Michael's name.

A motion was made by Mr. Smith and seconded by Mr. Robinson to **renew** the Variance to Michael Redfern for a period of five (5) years to operate the auto repair garage. Unanimously approved, motion carried.

REPORTS:

Chairman - thanked the Town Board for his appointment as Chairman of the Zoning Board of Appeals and said he is glad to serve the town in this capacity.

Theresa Kroening has agreed to serve as Vice Chairwoman for the year 2008. Thanked her for accepting this position.

Michael Bechtel is the new alternate for the Zoning Board of Appeals and welcomed him. Mr. Bechtel will be notified when he is to serve at a meeting.

Counsel - Minutes of Town Board meeting of January 10, 2008 were distributed this evening and mentioned the Town Board amended a resolution that was passed on March 8, 2007 to reduce the number of minimum training hours required for Planning Board and Zoning Board members from five (5) hours to four (4) hours on an annual basis.

Some of the holidays, such as Martin Luther King, Jr. Day and President's Day, are on Mondays. Going to recommend to the Town Board at the 2009 re-organizational meeting, when the Planning Board and Zoning Board meet on the same night, that they be published in the newspaper at the beginning of the year. Mr. Amacher and Mr. Reardon will work this arrangement out.

Building Inspector – Copy of Annual Report and monthly report given out this evening.

Board members – Nothing to report this evening.

Other Business – A motion was made by Mrs. Kroening and seconded by Mr. Robinson to declare ZONING BOARD OF APPEALS as LEAD AGENT IN REGARD TO SEQR for all SPECIAL PERMITS, VARIANCES, AND ANY OTHER MATTERS that should come before it in the year 2008. Unanimously approved, motion carried.

An amendment was made to the preceding motion as follows “except for applications for which there is more than one permit granting authority”. Mrs. Kroening and Mr. Robinson agreed to the amendment to their motion. Unanimously approved, motion carried.

A motion was made by Mr. Smith and seconded by Mr. Robinson to adjourn at 8:15 P.M.

Respectfully submitted,

Marjorie E. Meahl, Rec. Secy.

Minutes approved: _____