

Town of Cambria Zoning Board Meeting Minutes

June 26, 2023

Call to order

A meeting of the **Zoning Board of Appeals** was held at **Cambria Town Hall** on **June 26, 2023**, @ 7:00 pm. Chairman Smith welcomed everyone followed by the Pledge of Allegiance.

Attendees included:

Peter A. Smith, Chairman
Thomas Andrews, Chairman
Harmony Retzlaff-Hurtgam, Member
Andrew Milleville, Member
Mark March, Member
Randy Roberts, Liaison to the Town Board
Gary Billingsley, Town Attorney
Building Inspector/Code Enforcement, James McCann
Deputy Building Inspector/Code Enforcement, Matthew Cooper
Krista Brocious, Planning /Zoning Board Clerk

Members not in attendance included: Cheryl Shoop, Member

Approval of minutes

A motion to approve the **May 22, 2023** minutes was made by Ms. Retzlaff-Hurtgam and seconded by Mr. Andrews, all in favor, motion carried.

New Business/Public Hearings

Mr. Billingsley read the Public Hearing Notices.

THOMPSON, Isaac
5051 Escarpment Dr., Lockport
Special Permit-Animal Husbandry

ZSP-2023-010
SBL#107.04-1-75

Motion

A motion to move Isacc Thompson to the end of the meeting to see if he arrives was made by Mr. Andrews and seconded by Ms. Retzlaff-Hurtgam, all in favor, so carried.

NICHIPORUK, Sergey
3024 Tyler Rd., Sanborn
Special Permit-Animal Husbandry

ZSP-2023-009
SBL#119.17-1-27

Town of Cambria Zoning Board Meeting Minutes June 26, 2023

Sergey & Tatyana Nichiporuk were present and stated that they would like to have 10 chickens.

Public hearing was opened.

Colleen Johnson of 3030 Tyler Road stated that she was in favor of the chickens.

Public hearing was closed.

Motion

Motion to approve 10 chickens but no roosters was made by Mr. Milleville and seconded by Ms. Retzlaff-Hurtgam

CECCHINI, Janelle
5226 Baer Rd.

Use Variance-Temporary Living Space

ZBUV-2023-005
SBL#119.00-1-35.1

This application was withdrawn before the meeting but after agendas had already gone out.

Old Business

TURNER PROP./MODERN-TEC
4935 Lockport Rd., Lockport
Special Permit-Wind Turbine

ZSP-2023-008
SBL#121.00-2-73

Padma Kasthurirangan from Buffalo Renewables was present. There was discussion about what exactly was approved at the previous meeting as there seemed to be confusion. Ultimately the applicant consented to the previous motion being rescinded.

Motion

A motion to rescind the previous motion was made by Mr. Andrews and seconded by Mr. Milleville, all in favor, so carried.

A motion to approve the area variance with the proposed location provided by the applicant's representative, Ms. Kasthurirangan being 1x from the building made by Mr. Andrews and Mr. Milleville.

Town of Cambria Zoning Board Meeting Minutes June 26, 2023

A motion to approve the special permit based on the criteria that the proposed commercial wind energy system project is consistent with the Comprehensive Plan of the Town of Cambria and that the system will not unreasonably interfere with the orderly land use and development plans of the Town of Cambria and provided there is compliance with applicable provisions of Local Law No. 1 of the year 2009, was made by Mr. Milleville and seconded by Ms. Retzlaff-Hurtgam, all in favor, so carried.

Special Permit-Renewals

STEPHENS, Kate
4240 Church Road

Special Permit-Animal Husbandry

ZSP-2022-006
SBL#77.00-2-51.2

A signed letter indicating a request to renew the special permit was provided to the building department. No concerns from the Building Inspectors.

Motion

A motion to renew the special permit for 5 years was made by Mr. Andrews and seconded by Mr. Milleville, all in favor, so carried.

DUNCAN, Erica
3214 Saunders Sett., Sanborn
Special Permit-Private Kennel

ZSP-2022-004
SBL#119.03-1-8

A signed letter indicating a request to renew the special permit was provided to the building department. The building department was made aware that Ms. Duncan had not registered her dogs with the town. Mr. Billingsley stated that for the permit to be renewed, Ms. Duncan needs to comply with all requirements, which should be tabled until next month.

Motion

A motion to table the special permit renewal until next month or until Ms. Duncan registers the dogs was made by Mr. Andrews and seconded by Ms. Retzlaff-Hurtgam, all in favor, motion carried.

Reports

No reports.

Announcements

Town of Cambria Zoning Board Meeting Minutes June 26, 2023

No announcements.

Adjournment

A motion to adjourn @ 7:30 pm was made by Mr. Andrews and seconded by Ms. Retzlaff-Hurtgam, all in favor, so carried.

Krista Brocious

Planning/Zoning Clerk