

Town of Cambria Zoning Board Meeting Minutes

June 23, 2025

Call to order

A meeting of the **Zoning Board of Appeals** was held at **Cambria Town Hall** on **June 23, 2025**, @ 7:00 p.m. Chairman Smith welcomed everyone, followed by the Pledge of Allegiance.

Attendees included:

Peter A. Smith, Chairman
Thomas Andrews, Vice Chairman
Harmony Retzlaff-Hurtgam, Member
Andrew Milleville, Member
Jennifer Garofalo, Member
Randy Roberts, Liaison to the Town Board
Abe Platt, Town Attorney
Deputy Building Inspector/Code Enforcement, Matthew Cooper
Krista Brocious, Planning /Zoning Board Clerk

Members not in attendance included: Building Inspector/Code Enforcement, James McCann and Mark March, Member

Approval of minutes

A motion to approve the **May 19, 2025**, minutes was made by Ms. Retzlaff and seconded by Mr. Andrews, all in favor, motion carried.

Attorney Platt read the Public Hearing Notice.

New Business

OHAR, Aaron	ZBAV-2025-008
4107 Ridge Rd., Lkpt	SBL#78.00-1-17.2
<i>Area Variance-3rd Accessory Structure</i>	

Mr. Ohar explained that he would like to expand his property by buying 5.5 acres of land and the parcel has an accessory building on it already, putting him at a total of three accessory structures; therefore, he is asking for a variance for the number of structures.

Public hearing was opened.

Public hearing was closed.

Motion

A motion to for negative SEQRA was made by Mr. Andrews and seconded by Mr. Milleville, all in favor, so carried.

Town of Cambria Zoning Board Meeting Minutes

June 23, 2025

A motion to approve the area variance as applied for was made by Mr. Milleville and seconded by Mr. Andrews, all in favor, so carried.

Special Permit-Renewals

VULAJ, Katherine
4642 Thrall Rd.

Animal Husbandry

ZSP-2024-003
SBL#78.00-1-17.2

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

Motion

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

COUNTY OF NIAGARA
5058 Junction Rd., Lkpt
Public Works Facility

2008-03
SBL#107.00-2-32

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

Motion

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

Reports

None

Adjournment

A motion to adjourn @ 7:10 pm was made by Mr. Millville and seconded by Mr. Andrews, all in favor, so carried.

Krista Brocious

Planning/Zoning Clerk