

# Town of Cambria Zoning Board Meeting Minutes

## March 25, 2024

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### Call to order

A meeting of the **Zoning Board of Appeals** was held at **Cambria Town Hall** on **March 25, 2024**, @ 7:00 p.m. Chairman Andrews welcomed everyone followed by the Pledge of Allegiance.

### Attendees included:

Thomas Andrews, Vice Chairman  
Peter A. Smith, Member  
Andrew Milleville, Member  
Harmony Retzlaff-Hurtgam, Member  
Mark March, Member  
Abe Platt, 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, and Randy Roberts, Liaison to the Town Board

### Approval of minutes

A motion to approve the **February 26, 2024**, minutes was made by Mr. March and seconded by Ms. Retzlaff-Hurtgam, all in favor, motion carried.

### New business

**SMITH, Eric** **ZSP-2024-001**  
**Van Dusen Rd., Lkpt** **SBL#93.00-1-73**  
***Auto & agricultural equip. repair***

Chairman Smith has recused himself from this matter.

Mr. Smith was present. He has an old barn he wants to turn into a repair shop.

Public hearing was opened.

Ann Smith of 4502 Van Dusen Rd. stated that she's had diesel fuel coming through her house in the past and has heard the air compressor running overnight. She's concerned about test drives and increased traffic.

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Rob Hartshorn of 4535 Van Dusen Rd. stated that Mr. Smith is a good neighbor and a fantastic mechanic and he had no noise issues.

Chairman Andrews also received a signed letter in support of Mr. Smith's application.

Mr. Smith stated that one of his neighbors asked if he would put up a privacy fence. Mr. Smith is willing to do so and will obtain a permit.

Public hearing was closed.

Hours of operation would be by appointment only so roughly 10 am-6 pm. No weekend appointments. Weekends would only be for his personal vehicles. There would be no more than five (5) vehicles at a time including his own on the property.

Mr. Milleville asked that Mr. Smith be considerate of the fumes and make sure the air compressor does not run past business hours. Mr. Smith agreed.

### Motion

A motion to approve the special permit for one year based on the conditions of a privacy fence being erected and the hours of operation being Monday-Friday 10 am to 6 pm only was made by Mr. Milleville and seconded by Ms. Retzlaff-Hurtgam, all in favor, so carried.

**PLATT, Candyce**  
**4253 Plank Rd., Lkpt**  
*Animal husbandry*

**ZSP-2024-002**  
**SBL#79.00-1-56**

Vice Chairman Andrews just continued with this matter as well.

Candyce Platt is present. She would like chickens for personal use. She will have a coop and an enclosed run.

Public hearing was opened.

Public hearing was closed.

Ms. Platt stated she owns two lots and the one next to her is undeveloped so her nearest neighbors are at least 100 ft. away. She will not have any roosters.

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### Motion

A motion to approve up to six chickens and no roosters was made by Mr. March and Mr. Milleville, all in favor, so carried.

### Special Permit-Renewals

None

### Reports

None.

### Announcements

None.

### Adjournment

A motion to adjourn @ 7:20 pm was made by Mr. March and seconded by Ms. Retzlaff-Hurtgam, all in favor, so carried.

*Krista Brocius*

Planning/Zoning Clerk

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