

**LOCKPORT PLANNING AND ZONING BOARD**  
**LOCKPORT, NEW YORK**  
**MARCH 1, 2024**

**PRESENT:** JEFF TRACY, CHAIRMAN, MARSHALL ROTH, DON GILL, DEBBIE ALLPORT, ROBERT BRAGG, TERRY HARMON, ASHLEY PIETRZYKOWSKI JASON DOOL, CHIEF BUILDING INSPECTOR, KATHLEEN KUGLER, DEPUTY CORPORATION COUNSEL.

The meeting of the Lockport Planning Board was called to order at 5:00 P.M. at the Lockport Municipal Building, One Locks Plaza, Lockport, New York.

1. Joshua Brege. 291 Prospect Street. Request for a special use permit to harbor chickens on the property situated in an R-2 Zone.

No one was present to represent the request.

2. Clark Property Management. 553 West Avenue. Request to erect a 6' high chain link fence surrounding the property situated in an I-3 Zone.

Mr. Shawn Foti was present from Clark Property Management.

Mr. Foti stated that currently the property has a fenced area surrounding the building that is being used. He said that the demolished the other building. He said that they would like to continue the current fence to toward the west line. He said that the fence will be set back 6' from the property line and will not impact the trees. He said that they would like to keep the trees as natural screening.

Commissioner Gill asked what the plan on putting on the property.

Mr. Foti said there is no plans right now, they are just securing the property. He said that it is possible that they may park some cranes for Clark Rigging there. He said that they have ideas for expanding Clark Rigging in the future.

Commissioner Roth asked if they were planning on storing material on the property.

Mr. Fotis aid no, just vehicles and flat beds.

Commissioner Harmon asked if the fence is going to be chain link.

Mr. Foti said yes, 6' high.

Commissioner Harmon asked if the equipment being stored there is going to be operating equipment for Clark Rigging.

Mr. Foti said yes, it will go in and out. He said that the storage area at their other property is filled with customers equipment and is filled up. He said that they aren't out of room yet but are close. He said that they just took the old foundation out at this location and graded the property.

Commissioner Harmon asked if they were going to store boats or motorhomes on the property at all.

Mr. Foti said no, this space isn't for lease.

The meeting was opened to the public.

The meeting was closed to the public.

There being nothing further Commissioner Roth made a motion to approve the request to erect a 6' high chain link fence surrounding the property. Seconded by Commissioner Harmon.

Commissioner Tracy-yes  
Commissioner Roth-yes  
Commissioner Gill-yes  
Commissioner Allport-yes  
Commissioner Bragg-yes  
Commissioner Harmon-yes  
Commissioner Pietrzykowski-yes

**APPROVED**

3. James Spry III. 54 Beattie Avenue. Request for a special use permit to harbor chickens on the property situated in an R-1 Zone.

Mr. James Spry & Ms. Cher Bevelacqua were present at the meeting.

Mr. Spry said that his wife would like to keep her chickens, they are good for her anxiety.

Ms. Bevelacqua said that she has four chickens that she keeps in a coup. She said that they are pets. She said that they have several neighbors that interact with them.

Mr. Spry said that the neighborhood children play with them.

Commissioner Harmon asked if they plan on putting up a fence around the yard.

Mr. Spry said yes.

Ms. Bevelacqua said that there is a picket fence around the yard now. She said they share a driveway with the neighbor. She said they plan on putting a fence up but they just bought the house a year ago.

Commissioner Harmon asked if they planned on putting up a privacy fence.

Mr. Spry said that he would prefer to yes.

Commissioner Harmon asked if they plan on having more than four chickens.

Mr. Spry said no.

Commissioner Harmon asked if they plan on having any roosters.

Mr. Spry said no.

Commissioner Bragg asked what the boxes around the coup are.

Ms. Bevelacqua said they are raised garden beds.

Commissioner Harmon asked if the chickens say in the coup all night.

Ms. Bevelacqua said yes, there is a coup and a run. She said they go up into the coup and get shut in at night.

Commissioner Tracy read aloud communications from the neighbors in favor of the request.

There being nothing further Commissioner Harmon made a motion to NOT recommend the request for a special use permit to harbor chickens on the property. Seconded by Commissioner Bragg.

Commissioner Tracy-yes  
Commissioner Roth-yes  
Commissioner Gill-yes  
Commissioner Allport-yes  
Commissioner Bragg-yes  
Commissioner Harmon-yes  
Commissioner Pietrzykowski-yes

**SPECIAL USE PERMIT NOT RECOMMENDED TO COUNCIL**

Commissioner Roth made a motion to approve the minutes from the March 4, 2024 meeting. Seconded Commissioner Harmon. Ayes-7 Noes-0

Commissioner Harmon made a motion to adjourn the meeting. Seconded by Commissioner Allport. Ayes-7. Noes-0

**THE NEXT REGULARLY SCHEDULED MEETING WILL BE MAY 6, 2024. IF YOU CANNOT ATTEND, PLEASE CONTACT MEGAN AT 439-6754 OR [mbrewer@lockportny.gov](mailto:mbrewer@lockportny.gov).**