

**ZONING BOARD OF APPEALS**  
**TOWN OF LLOYD**  
**AGENDA**  
**Thursday, November 13, 2025**

**CALL TO ORDER TIME: 7:00 PM**

**PLEDGE OF ALLEGIANCE**

**ANNOUNCEMENTS: GENERAL, NO SMOKING, LOCATION OF FIRE EXITS, ROOM CAPACITY IS 49, PURSUANT TO NYS FIRE SAFETY REGULATIONS. PLEASE TURN OFF ALL CELL PHONES.**

**New Business:**

**Swart, James: Area Variance: 11 Fieldstone Ct: SBL #95.2-7-14.170**

Applicant is seeking an area variance to allow the outbuildings to remain in the front right side of the home.

Review Status: Application and supporting documents circulated to board.

**New Public Hearings:**

**Community Land 2002: Area Variance: S. Ohioville/Hurds Rd: SBL #94.2-1-4.152**

Applicant is seeking area variances for offset lot 1 needs 87.8 feet of relief and lot 3 needs 73 feet of relief.

Review Status:

Potential Action: Open public hearing.

**Continued Public Hearings:**

**YW Highland Realty LLC: Area Variance: 1 Lockhart Ln: SBL #88.13-8-4**

Applicant is seeking an area variance for 0.07-acres of relief from the minimum acreage required to have a 4-family dwelling in the R ¼ Zone.

Review Status: Public hearing opened September 11, 2025.

Potential Action: Close public hearing, approval resolution.

**Minutes to approve:**

October 9, 2025