ZONING BOARD OF APPEALS
TOWN OF LLOYD
AGENDA
Thursday, November 12, 2026

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:

Greenspan, Michele: Area Variance: 170 S. Riverside Rd: SBL #87.2-7-28.410

Applicant is seeking an area variance for 0.466 acres of relief to create a new lot in the R-1 Zoning District.

Review Status: Application and plans circulated to the board.

Extreme Towing: Area Variance: 436 Upper North Rd: SBL #80.3-1-29.100

Applicant is seeking an area variance for lot size.

Review Status: Application and plans circulated to the board.

Batch Plant-Cross Creek-Elbow Ln: Appeal: 3260 Route 9W: SBL #80.3-2-8

Applicant is appealing the building department's determination that a concrete batch plant is a LI use.

Review Status: Application and documents circulated to the board.

Batch Plant-Town Board: Appeal: 3260 Route 9W: SBL #80.3-2-8

Applicant is appealing the building department's determination that a concrete batch plant is a LI use.

Review Status: Application and documents circulated to the board.

Public Hearings:

Passante, Stephanie: Area Variance: 13 Thorns Lane: SBL #88.13-5-26

Applicant is seeking an area variance for relief of 1’3” for side yard setback and 26’4” for rear yard setback.

Review Status: Public hearing opened on October 8, 2026.
Potential action: TBD

7 Leonta Ct LLC: Area Variance: 7 Leonta Ct: SBL #88.69-10-25

Applicant is seeking an area variance for parking in the front yard.

Review Status: Public hearing opened on October 8, 2026.
Potential action: Close public hearing, approval resolution

Adminstrive Business

SEQRA Lead Agency

Town of Lloyd Planning Board is seeking lead agency for the Concrete batch plant.

Minutes to approve:
October 8, 2026