



NIAGARA COUNTY PLANNING BOARD
SAMUEL M. FERRARO CENTER FOR ECONOMIC
DEVELOPMENT
6311 INDUCON CORPORATE DRIVE
SANBORN, NEW YORK 14132

Joseph Kibler
Chairman

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MEETING AGENDA

Niagara County Planning Board
6311 Inducon Corporate Drive – Suite One
Sanborn, New York 14132
Monday, August 17, 2026 – 2:00 p.m.

Niagara County Planning Board Members:

_____ William Agronin	_____ Walter Garrow	_____ Thomas Ohol
_____ Michael Carney	_____ Joseph Kibler	_____ James Sobczyk
_____ J. Anthony Collard	_____ Norman Machelor	_____ Mary Jo Tamburlin
_____ Garret Meal - Dept. Public Works (Ex-officio)	_____ Vacant (Alt)	

Economic Development Staff – Nathaniel Bonafede, Margit Denning

1. Call to Order
2. Approval of the July 20, 2026 Meeting Minutes
3. Niagara County Planning Board Referrals

No. 7064 – Town of Niagara – Special Use Permit

Request by Linda Danovskis for the Planning Board to review a special use permit to establish and operate a cannabis retail store in the existing building located at 5 Columbia Drive. The property is 0.38 acres and is zoned MR, Mixed Residential.

No. 7065 – Town of Lewiston – Moratorium

Request by the Town of Lewiston for the Planning Board to review a proposed 12 month moratorium on the placement, installation, use, storage, and occupancy of shipping containers within the Town.

No. 7066 – Town of Lockport –Moratorium

Request by the Town of Lockport for the Planning Board to review a proposed 18 month moratorium on cluster developments within the Town.

No. 7067 – Town of Lockport – Zoning Text Amendment

Request by the Town of Lockport for the Planning Board to review a zoning text amendment changing minimum lot width in the R-1 district from 85' to 100', and the minimum lot area for sewer properties in the R-1 district from 12,700 sq. ft. to 15,000 sq. ft.

No. 7068 – Town of Wheatfield – Moratorium

Request by the Town of Wheatfield for the Planning Board to review a proposed 12 month moratorium on Battery Energy Storage System (BESS) developments within the Town.

No. 7069 – Town of Wheatfield – Moratorium

Request by the Town of Wheatfield for the Planning Board to review a proposed six (6) month moratorium on applications and approvals of accessory structures with a wall height exceeding 10 feet and/or total maximum height of 16-ft.

4. Old Business

5. New Business – 7800 Packard Road, Town of Niagara County

- Correspondence

Adjournment