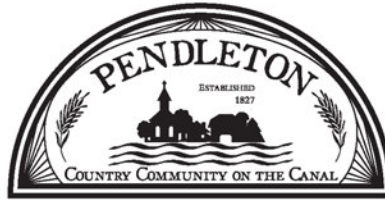


# TOWN OF PENDLETON

6570 Campbell Boulevard  
Lockport, NY 14094



**Noreen E. Lemma, Town Clerk**

Phone: (716) 625-8833

Fax: (716) 625-6295

nlemma@pendletonny.us

NOTICE IS HEREBY GIVEN that a Public Hearing will be held by the ZONING BOARD OF APPEALS, Town of Pendleton, at the Town Hall, 6570 Campbell Boulevard, Lockport, NY 14094, at 7:00 p.m. on Tuesday, the 24<sup>th</sup> day of March 2026 for:

Eric Bogart  
7235 Campbell Blvd.  
North Tonawanda, NY 14120

Owner wishes to construct an accessory structure on the above referenced property. Proposed structure does not meet the minimum rear yard setback of 50 ft per Town Code. An area variance of 35 ft for the rear yard is being requested.

Town Ordinance Affected: §247-12 J Min. Rear Yard Setback

Variance Sought: 35 Ft. Rear Yard

Size of Parcel: 260' Frontage x 518.89' Depth

Current Zoning: C01 Light Commercial

Additional information pursuant to this public hearing may be available at  
<https://pendletonny.us/calendar-events/>.

*Noreen E. Lemma*

*Noreen E. Lemma, Town Clerk*

*Dated: March 13, 2026*

*Please Publish: March 16, 2026*



**PUBLIC HEARING REQUEST TO PETITION FOR A VARIANCE**

Fee: \$125.00

TO BE HELD BY: Zoning Board of Appeals

DATE OF HEARING: MARCH 24

REQUESTED BY: ERIC BOGART

ADDRESS OF PROPERTY: 7235 CAMPBELL BLVD N. TONAWANDA, NY 14120

ADDRESS OF OWNER: 6885 CAMPBELL BLVD N. TONAWANDA, NY 14120

To Consider the Following Request: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_



TIME: 7:00 P.M.

PHONE: \_\_\_\_\_

Town Ordinances Affected: 247-12 J MIN. REAR YARD SETBACK

Variance Sought: 35' REAR YARD SETBACK VARIANCE . CURRENT 50' TO 15'

REQUEST

Size of Parcel: 260' WIDE x 518.89 DEEP

Current Zoning: COMMERCIAL (C-1)

*Eric Bogart*

Applicant Signature

2/21/26

Date

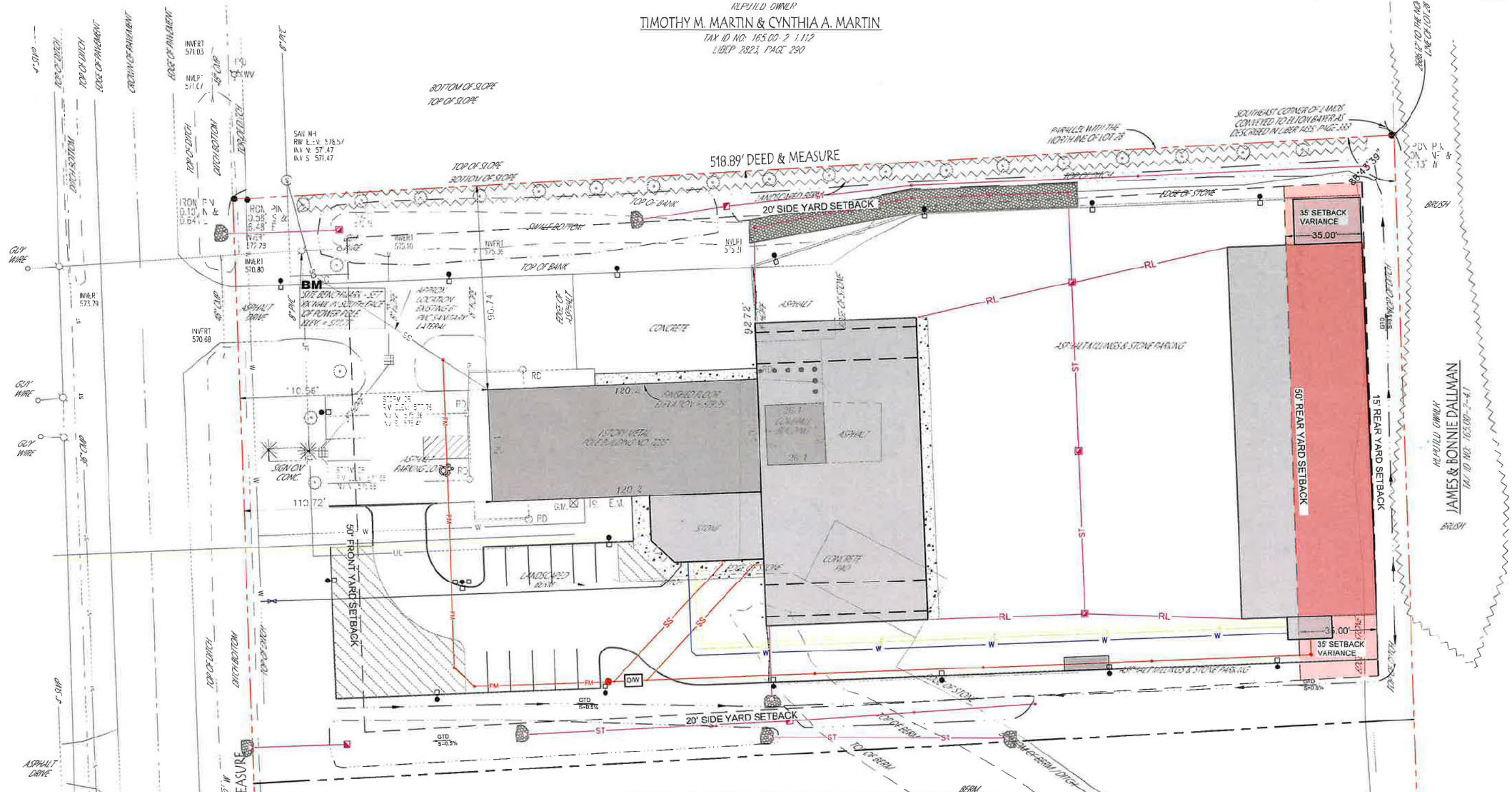
Notes: This form must be filed with the Town Clerk, along with the filing fee, 10 days before the date of the Public Hearing. Please bring all documents to the Public Hearing including, Denial for Building Application, Site Survey showing proposed variance, documented reasons for the benefit of relief and any other documents that will support your need for relief. Structures over 1800 SF require a full site plan review by the Town Planning Board, per Town Code §247.34.F (4).

**SITE LAYOUT - VARIANCE REQUEST PLAN W/ AERIAL**

SCALE: 1"=50'

REBUILD OWNER  
**TIMOTHY M. MARTIN & CYNTHIA A. MARTIN**

TAX ID NO: 165.00-2 1.112  
 LIBR/P 2823, PAGE 290



**SITE LAYOUT - VARIANCE REQUEST PLAN**

SCALE: 1"=30'



TO BE REA  
 BENCH M

REBUILD OWNER  
**JAMES & BONNIE DALLMAN**  
 TAX ID NO: 165.00-2-41