



**AGENDA
TOWN OF AMHERST
AMHERST PLANNING BOARD MEETING
June 18, 2026
6:30 PM**

The Planning Board will hold a public work session at 6/18/2026 6:00PM in the Amherst Municipal Building, 5583 Main Street, Williamsville, NY 14221 on the same date.

This meeting is being video recorded.

ROLL CALL

	Chmiel	Davis	Gill	Kahn	O'Rourke	Penberthy	Raffaele
Present							
Absent							

MINUTES APPROVAL

May 21, 2026

Note: There will be no public hearing or opportunity to speak for the projects listed under the Unfinished Business section of this agenda.

Please note the following time limits for speakers at public hearings:

- **Presentation by Petitioner:** 15 minutes
- **Rebuttal by neighborhood/resident spokesperson:** 15 minutes
- **Individual speakers:** 3 minutes

PUBLIC HEARINGS

SITE PLANS & RELIEF FROM CONDITIONS OF SITE PLANS

1. PROPOSED RELIGIOUS FACILITY - BUILDING ADDITION, SP-1995-16 A
Property located at 757 Hopkins Road
Center for Jewish Life Inc., Petitioner

SUBDIVISIONS & RELIEF FROM CONDITIONS OF SUBDIVISIONS

None

REZONING & RELIEF FROM CONDITIONS OF REZONINGS

2. REQUEST TO AMEND THE SEQR CERTIFICATION OF FINDINGS FOR 17.13± ACRES OF LAND AT "MUIR WOODS SITE B", Z-2002-09 F
Property located at 770 John James Audubon Parkway
770 JJAP LLC, Petitioner

This request is to amend the SEQR Certification of Amended Findings Statement for "Muir Woods" for site 'B' of this development that was adopted by the Town Board on October 15, 2024. The amendment to the findings statement will allow a form of residential development on the eastern portion of site 'B' that was not previously contemplated. The petitioner is proposing to develop the eastern portion of site 'B' as a 160-unit townhome development serviced by private roadways and infrastructure.

April 16, 2026

No comments were heard on this proposal.

Following discussion, Ms. Penberthy moved to adjourn the request until the May 21, 2026 Planning Board meeting and keep the public hearing open. The motion was seconded by Ms. Kahn and carried. Ayes 5, Noes 0, Absent 2 (O'Rourke, Raffaele).

MISCELLANEOUS

None

OTHER COMMUNICATIONS

None

All public hearings are completed and closed at the termination of public discussion for each agenda item unless otherwise specified by the Chair.

UNFINISHED BUSINESS

Note: All public hearings have been completed. There will be no public hearings for items listed under this section.

SITE PLANS & RELIEF FROM CONDITIONS OF SITE PLANS

None

SUBDIVISIONS & RELIEF FROM CONDITIONS OF SUBDIVISIONS

None

REZONING & RELIEF FROM CONDITIONS OF REZONINGS

None

MISCELLANEOUS

None

OTHER COMMUNICATIONS

None

DIRECTOR'S REPORT

ADJOURNMENT

The next Regular meeting is scheduled for August 20, 2026.