

TOWN OF AURORA

575 OAKWOOD AVENUE, EAST AURORA, NY 14052
BUILDING DEPARTMENT
(716) 652-7591

MEMO

TO: Supervisor Snyder and Town Board Members

FROM: Elizabeth Cassidy, Code Enforcement Officer

DATE: March 10, 2026

The Building Department has accepted a revised Special Use Permit application for 298 Ellicott Rd by Neil Hopkins, principal, on behalf of RNH 298 LLC, owner. The property was previously approved for a campground SUP on 5/13/24 to allow no more than 4 RV sites, 16 tent sites with no swimming posted, water hose bibs labeled as “non-potable”, and year-round access for emergency vehicle maintained. The current request is to expand the campground operations for up to 8 events which consist of 4 days of camping for up to 400 people. This use is allowed in the C3 district as regulated in the C2 district which requires the Special Use Permit.

A campground must comply with all Public Health laws, and the applicant has been referred to the Erie County Health Department to begin that process. I would recommend the Town Board make no decision without written response from ECHD.

Per Town Code §116-42A the Town Board may take one of the following actions:

- (1) Take no action
- (2) Request the applicant modify the application and resubmit
- (3) Request the applicant submit an application for site plan review to be made in tandem with this application
- (4) Refer the application for review to and recommendation by the Planning Board.

If the Town Board refers the application to the Planning Board, then once their recommendation is received, a public hearing must be scheduled. A SEQR determination must be made prior to the Town Board’s decision.

Due to proximity of the property to the municipal boundary and County highway, a referral to Erie County Department of Environment and Planning is required as per GML §239-m.

This is an Unlisted Action for purposes of SEQRA.

Please contact my office with any questions.
Liz Cassidy