

TOWN OF NEWSTEAD - PLANNING BOARD MINUTES
May 19, 2008

PRESENT: Tom Cowan, Chairman
Terry Janicz
Rick Meahl
John Olaf
Andy Kelkenberg
Don Hoefler
Christine Falkowski, Recording Clerk
John Good, Code Enforcement Officer

ABSENT: John Potera

The Planning Board meeting was called to order by Tom Cowan at 7:30PM.

Work Session - Tonight's agenda items were discussed.

Minutes Review – Terry moved to approve the minutes of May 5, 2008, seconded by John Olaf:

| | |
|-----------------|------|
| Terry Janicz | -Aye |
| Rick Meahl | -Aye |
| Tom Cowan | -Aye |
| John Olaf | -Aye |
| Andy Kelkenberg | -Aye |
| Don Hoefler | -Aye |

Temporary Signs - Tom stated that a draft guideline will be included in the next meeting's packet.

Home-Based Business in RA Zone – Nathan's response dated May 19, 2008 was discussed and debated.

Site Plan – Terminal Area Apron Reconstruction - Akron Airport

Mary Kay Genthner from Passero Associates presented the site plan. The Airport plans to reconstruct existing asphalt taxilanes and construct asphalt paving within the existing terminal tie-down area for a total area of 127,000 sq. ft. The project also includes aircraft tie-down anchors, pavement markings, edge lighting, retroreflective markers, expansion of existing drainage system, clearing, grubbing, topsoil, seeding and erosion control. The paving will help to eliminate foreign object debris from getting caught up in airplane engines. The Zoning Board will be holding a public hearing on May 22nd regarding the Airport's request for a use variance due to the expansion of a non-conforming use in the RA zone.

Wendel Duchscherer completed their first review of the proposed project plan set dated April 2008 and Engineering Design Report dated May 2008 and recommend approval of the plan with the comment that review was done for the submitted project only: reconstruction of existing asphalt taxilanes and construction of asphalt paving within existing terminal area apron.

Terry made a motion to recommend approval of the use variance to the Zoning Board, seconded by Andy:

| | |
|-----------------|------|
| Terry Janicz | -Aye |
| Rick Meahl | -Aye |
| Tom Cowan | -Aye |
| John Olaf | -Aye |
| Andy Kelkenberg | -Aye |
| Don Hoefler | -Aye |

6-Lot Major Subdivision – Berghorn Road

This is a six lot subdivision of land that was previously subdivided into eight lots. Margaret Berry did not appear. Wendel Duchscherer completed their first review based on a plan sheet dated May 1, 2008. In a memo dated May 19, 2008 there are 14 comments that need to be addressed mostly relating to contours, wetland delineation and stormwater pollution prevention. Therefore, this item was tabled. The applicant is advised to work with their engineer and Wendel on these issues.

28-Lot Major Subdivision – Havenwood (Stage & Havens)

Christine distributed rolled copies of the civil plan set to Andy, John Olaf, Rick, Don and Terry as this item will be on the agenda June 2, 2008.

John Olaf made a motion to adjourn the meeting at 9:05PM, seconded by Terry and all approved.

Respectfully submitted,
Christine Falkowski, Recording Clerk