

**NORTH EAST TOWNSHIP
PLANNING COMMISSION**

Monday, April 2, 2018

7:00 P.M.

MEETING

Chair Bob Newara called the meeting to order at 7:00 p.m. Also in attendance were Board members Kurt Lichtenfeld, Vern Frye, Dennis Kerschner, and Russ LaFuria.

Review and comments on two properties requesting Agricultural Security status (The Agricultural Security Committee has approved along with Erie County Planning):

- a. Thomas & Nancy Kelley – Tax Id# 37-027-110.0-013.01, 2.72 acres, Kerr Road.
- b. Ryan Kelley – Tax Id# 37-025-109.0-004.02, 22.05 acres, Findley Lake Road.

The Board recommended both properties for Agricultural Security status.

Katie Durst – 2350 Cemetery Road/Tax Id# 37-002-060.0-028.00 – Ms. Durst is seeking a Conditional Use Permit to operate a Hair Salon at the residence. This is a Home Occupation permitted conditionally in the A-1 Zoning District. Discussion brought out the fact that the property is in Clean & Green and may be an issue with the tax assessment office. The Board decided to vote and approved the Conditional Use pending the Clean and Green status.

Conditional Use A-1

Chris Wilson of Burns & McDonnell to discuss the substation expansion project on Arnold Road. The project requires expansion of the property to the east and west to accommodate the work. The Board gave preliminary approval for the two properties for expansion of the substation.

Preliminary R-1

Gerry Pike, GPI – Pashke Property/Tax Id# 37-016-033.0-003.04 – Mr. Pike, represented the Pashke's and explained the proposed subdivision of the property on East Main Road. The Planning Board approved the subdivision and recommended it to the Supervisors.

Preliminary B-1

Gerry Pike, GPI – Brian Skalos Property/Tax Id# 37-019-058.0-056.00 – Mr. Pike, represented Mr. Skalos, and explained the proposed subdivision of the property. The Planning Board approved the subdivision and recommended it to the Supervisors.

Preliminary R-2

Lakeview Development – Tax Id# 37-030-116.0-023.01 – Mr. Pike, representing Lakeview, discussed the subdivision of this property that had previously been given preliminary approval by the Board. The 1 to 4 frontage to side ratio was questioned.

Preliminary R-2

Karl and Nancy Larson continued the discussion on revising the Zoning Ordinance regulations on exterior lighting. The Board's opinion appears to be that they should consider revising the ordinance to require lighting to be installed in a horizontal position. It was also suggested that it be a part of the permit process.

Mr. Newara adjourned the meeting at 8:07 p.m.

Kurt Lichtenfeld, Secretary