

TOWN OF NEWSTEAD - PLANNING BOARD MINUTES

Newstead Town Hall – 6:30PM

May 19, 2025

MEMBERS

PRESENT: Tom Cowan, Chairperson
John Potera
Don Hoefler
Christine Falkowski
Erik Polkowski
Jacob Halleck (alternate)
Tim Martin (alternate)
OTHER: Julie Brady, Recording Clerk
ABSENT: Andy Kelkenberg
John Olaf
Dave Miller, CEO

Tom C. opened the meeting at 6:32pm.

Mona Kris Beyer-Jones (Kris), 7033 Sandhill Road, Akron, was present to request a 1-Lot minor subdivision of 7065 Sandhill Road (SBL# 32.00-2-4.11). The 3.75 acre parcel she is requesting to subdivide from the 81 total acres with a frontage of 402.27 feet is west of 7023 Sandhill Road. Kris stated that they already have a contract to sell this parcel. Julie B. asked if the buyer plans to subdivide. Kris said no, they are building a single-family home and will not subdivide the parcel.

Hearing no other questions, John P. motioned to waive the public hearing. Christine F. seconded the motion. Hearing all Ayes, No Nays, the motion passed unanimously.

Don H. motioned to approve the 1-Lot subdivision on Sandhill Rd. Tim M. seconded the motion. Hearing All Ayes, No Nays, the motion was approved unanimously.

A motion was made by John P. to approve the May 5, 2025 minutes. Seconded by Don H. Erik P., Jacob H. and Tim M. abstained from voting as they were not in attendance on May 5th. All other members voted Aye to approve the minutes.

The planning board had a brief work session and discussed setbacks for accessory buildings and the remaining items on the agenda.

John P. motioned to adjourn the meeting. Don H. seconded the motion. Hearing All Ayes, No Nays, the meeting was adjourned at 7:00pm.

Respectfully Submitted,

Julie Brady, Recording Clerk