

TOWN OF PARMA PLANNING BOARD

JULY 2, 2009

Members Present: Chairman Ed Fuierer
Acting Executive Secretary Art Fritz
Tim Harner
Bob Pelkey
Tod Ferguson

Member Absent: Rick Holden

Public Present: Kip R. Finley(Avery Engineering), Marshall King and Kris Schultz
(Schultz Engineering).

Meeting started: 7:03 pm

CONTINUING BUSINEES

KING HAMLIN PARMA SUBDIVISION - 4 LOTS - 566 HAMLIN PARMA TOWNLINE RD
Kip Finley presented to the Board plans for this application for consideration of Final Approval.

The following signatures were on the plans:

Town Engineer:	July 2, 2009
Mo. Co. Water Authority	July 2, 2009
Mo. Co. Pure Water	July 2, 2009
Mo. Co. DOT	July 2, 2009

Mr. Finley reviewed with the Board why Monroe County Health Department had not signed the plans. Mr. Finley stated that the one person who give the okay for the signature was on vacation. Chairman Ed Fuierer asked when Mr. Finley thought they would be getting the Health Department's signature. Mr. Finley stated that he thought maybe Monday or Tuesday and then explained that because of the soil mediation plan was why it was taking so long.

The Board asked the developer what he was looking to get started on, as they were aware that a sales contract was contingent on him getting started on the project by a certain date. The developer stated that he would like to start "plucking" the trees, bring driveway in, put in utilities and the hydrant, start scraping and start to put in the sewer connection under the road.

A discussion followed on the placement of the hydrant and the placement of the sprinkler note on the plans.

A lengthy discussion followed on what steps to take and what the Health Department may want

566 Hamlin Parma Town Line Road continued:

before they will sign off. The Board asked Mr. Finley if he had any letter from the Health Department stating that they had seen the plans and that they were ready to sign off. Mr. Finley stated that he did not.

Mr. Finley then explained to the Board what he felt the Board should do and what options that they had and asked the Board to grant a conditional final approval.

Tod Ferguson stated that he felt that the missing signature from the Monroe County Health Department was a major component of the application and with no correspondence from the Health Department he was not comfortable with granting a conditional final approval.

After a lengthy discussion, **a motion was made by Tod Ferguson and seconded by Tim Harner, to allow the developer to remove the trees on the property, start work on the driveway (allowing work to be done in the right-of-way), start the work on getting the utilities in and start the work on the sewer connection, per the plans presented to the Board at tonight's meeting, all with out prejudice toward the application toward final approval for this site plan. Motion carried unanimously 4-0 (Rick Holden absent).**

111 CRIMSON WOODS COURT

Kris Schultz presented to the Board plans for pond construction and redirection of the swale on this property. Mr. Schultz stated that his client wants to build a fountain with a "pool" in the yard for landscaping.

Mr. Schultz stated that the pond on the property to the north keeps getting silted in and his client feels that by doing this he can alleviate that problem. Mr. Schultz stated that the two land owners were very good friends. Mr. Schultz reviewed with the Board how the new swale and pond will help the drainage of the sites and protect the pond to the north from getting silted in. Mr. Schultz showed the Board a map showing the area of EPOD on the site and stated that they will not be interfering in any of the EPODs with this construction.

Mr. Schultz then explained to the Board that there is a pre-existing drainage easement over the property, but then showed the Board that it was not even over the swale, and then explained that he would be putting together a new drainage easement over the swale, along with an abandonment of the old easement. Mr. Schultz stated that he has already sent these to the Town Attorney for review and filing.

After review of the plans and a small discussion, **Tim Harner made a motion, which was seconded by Tod Ferguson, to grant approval of this application, as shown on the plans presented to the Board at tonight's meeting, subject to the easement being filed in the County Clerk's office and proof being submitted to the Building Department of the filed easement prior to any permits being issued. Motion carried unanimously 4-0 (Rick Holden absent).**

MISCELLANEOUS

904 Hilton Parma Corners Road

Fill Permit Extension

Art Fritz passed out a letter from Jack Howit, dated June 24, 2009, requesting an extension of the existing fill permit. Mr. Fritz also passed out a copy of a letter that Jack Barton had written to Mr. Howit, dated April 27, 2009.

After reviewing both letters and a small discussion, **a motion was made by Bob Pelkey and seconded by Tim Harner to grant a 90 day extension to the original fill permit, and if any conditions were applied to the original permit they were still in force with this extension. Motion carried unanimously 4-0 (Rick Holden absent).**

A motion was made by Tim Harner and seconded by Tod Ferguson to approve the minutes of June 15, 2009, with the following correction: Tod Fergusons name be added to Member's Present on the first page. Motion carried unanimously 4-0 (Rick Holden absent).

Chairman Ed Fuierer reviewed with the Board the Fill Permit for Fairfield Place and the Board asked Mr. Fritz if he could have Mr. Lissow and Mr. Tallman attend the next meeting so they could get a status report from them.

Tim Harner stated that he will most likely not be at the July 20th, meeting.

There being no further business, **a motion was made by Bob Pelkey and seconded by Tod Ferguson to end the meeting at 7:55 pm. Motion carried unanimously 4-0 (Rick Holden absent).**

Respectively submitted,

Maureen L. Werner
Recording Secretary