

**Planning Board  
Town of Keene  
Keene, New York 12942**

**Date:** Tuesday December 13, 2022

**Kind:** Regular Planning Board Meeting

**Place:** Keene Town Hall

**Board Present:** Tom Hickey, Larry House, Brian Crowl, Ron Hall, Linda LaBarge

**Board Absent:** Travis Gagnon, Mike Hartson

**Others Present:** Brett Meyer, Tina Preston (clerk), Kimberly Dickerson

**Call to Order:**  
Tom Hickey called this meeting to order at 9:04am

**Approval of Minutes:**

A motion was made by Linda LaBarge and seconded by Larry House to approve the Minutes of the Planning Board Meeting held Tuesday, November 8, 2022 as presented. Motion CARRIED - 5 Yes

**New Business:**

**K-22-28 O'NEIL – Garage with Living Space above**

Applicant was represented today by Brett Meyer, property is located at Woodpecker Way in Keene, NY. Tom Hickey had previously made a motion at the November 2022 meeting to approve with conditional permit for final architectural drawing and an updated APA letter 2<sup>nd</sup> by Linda LaBarge. Brett is here today with updated letter and final architectural drawings. Motion to approve project move forward made by Ron Hall 2<sup>nd</sup> by Brian Crowl - CARRIED 5 -0

**K-22-30                    DICKASON, KIM – SIGN**

Applicant is here today to discuss a sign at The Castle located on Route 73, Keene NY. The sign is to be set inside the original frame which is too big per Brian Crowl. Tom Hickey stated that Planning Board needs to see final drawing of sign for approval that is being designed by Laura Custom Artworks. Brian Crowl explained that the sign cannot be any larger than 20 sq. feet maximum. Applicant is going to come back with Art work of sign for board and she is also considering changing use to the property to an Airbnb so she will fill out paper work and apply for that at the same time. Lighting for the sign was also discussed and determined that downward lighting is required.

**OLD BUSINESS**

**K-22- 29                    Mancuso, Andrea – Single Family Dwelling**

Applicant is building a SFD on Alstead Hill Road in Keene, NY with tax map # 44.3-1-13.000. All Paper work has been received and Andrea is planning on attending the December 2022 meeting. Larry House & Tom Hickey are planning on doing a site visit with husband later this month. **Updated – 12/13/22** – Larry & Tom met with Peter did a site visit all looks good. Plans for house are not ready at this time, house is over 1500 sq. feet so stamped plans are needed. Applicants will plan on attending meeting when plans are ready.

**Correspondence:**

**None**

**Discussion:**

**ERIC SAWCZYN – Hauling Material**

– Brain Crowl was inquiring if Derrick Martineau was aware that more than 500 yards of material has been hauled into his property located on Cascade Road just above Todd Purdy residence it is a residence with machinery in the yard and house is not finished on

the outside. Tina Preston was asked to speak with Derrick in regards to this. Derrick was unaware of this and will check it out.

**Adjournment:**

Motion to adjourn was offered by Tom Hickey, seconded by Brian Crowl – CARRIED, 5

The meeting was adjourned at 9:15 AM.

Respectfully submitted,

**Tina L. Terry Preston**

**Next meeting – Tuesday, January 10, 2023 @ Keene Town**