

BENNER TOWNSHIP PLANNING COMMISSION

MINUTES

January 11, 2001

CALL TO ORDER

Regularly scheduled meeting of the Benner Township Planning Commission was called to order by Chairman Joe Shultz, at the Benner Township Municipal Building at 7:00 p.m.

ATTENDANCE

Members present: Fred Gay, Dave Breon, Steve Porter, Tim Robinson. Also attending was: Renee McGowan, Zoning Officer and Lynn Auman of Penn Terra Engineering, Robert Dannaker of PSU Airport, and Kelly Harris of Hoffman, Popovich Architects and Associates. Members absent were: Rob Fugate and Chris Berenty.

MINUTES

Planning Commission received the minutes of December 14, 2000 for their review and approval. Mr. Porter moved the minutes be approved. Mr. Gay seconded the motion.

VOTE: Mr. Berenty: absent Mr. Fugate: absent Mr. Porter: yes Mr. Shultz: yes
Mr. Breon: yes Mr. Gay: yes Mr. Robinson: yes

NEW BUSINESS

ARL Test Track Conditional Use Request: Mr. Lynn Auman of Penn Terra, explained to the Commission the request to expand the bus maintenance facility at the ARL Test Track. A 10,000 sq. ft building addition is proposed. More paving is also proposed, along with an increase in the existing stormwater detention facility. No additional manpower is required so no new parking, water or septic increase is needed. The building will be 26 ft. tall, and FAA regulations will be reviewed to see if an impact exists. Mr. Dannaker expressed he did not believe so. The use is an expansion of the existing bus facility. With no other comments, Mr. Shultz moved to recommend approval to the Supervisors. Mr. Breon seconded the motion.

VOTE: Mr. Berenty: absent Mr. Fugate: absent Mr. Porter: yes Mr. Shultz: yes
Mr. Breon: yes Mr. Gay: yes Mr. Robinson: yes

General Aviation Hangar Facility Phase 6A: Kelly Harris presented the plan to the Commission for final review and comment. All comments have been addressed. This will be the third hangar to be constructed at the airport as outlined in the preliminary plan. Mr. Porter asked about landscaping. Mr. Harris noted the University is preparing a "Master Plan" for landscaping for the entire airport area. At this time no landscaping is proposed. This hangar will look very much like the other hangars already constructed with some minor alterations.

Hershey Life Line is expected to occupy this hangar. Oil water separators will be installed along with an paved apron to taxi planes out onto the runway. With no other concerns, Mr. Gay moved to approve the plan. Mr. Shultz seconded the motion.

VOTE: Mr. Berenty: absent Mr. Fugate: absent Mr. Porter: yes Mr. Shultz: yes
Mr. Breon: yes Mr. Gay: yes Mr. Robinson: yes

OLD BUSINESS

Overlay District: The Commission reviewed a 200 ft. corridor drawing along the Benner Pike to see how the 100 ft. setback would affect properties along the Benner Pike. It appears that properties will be affected for some properties have parking in the proposed front yard setback area. It was decided the area between Penn Eagle Industrial Park and the Benner/Spring Township line would be removed from the Overlay District. Mr. Breon moved to remove this area until further studies are completed. Mr. Shultz seconded the motion.

VOTE: Mr. Berenty: absent Mr. Fugate: absent Mr. Porter: yes Mr. Shultz: yes
Mr. Breon: yes Mr. Gay: yes Mr. Robinson: yes

CORRESPONDENCE

ADJOURN

With all business complete, the meeting adjourned.

Respectfully submitted by,
Renee McGowan
Renee McGowan Zoning Officer