

**BENNER TOWNSHIP PLANNING COMMISSION
MEETING MINUTES
May 25, 2006**

CALL TO ORDER

Regularly scheduled meeting of the Benner Township Planning Commission was called to order at 7:04 p.m. by Chair Robert Fugate at the Benner Township Municipal Building.

ATTENDANCE

Members present: Mike Anthony, Jim Swartzell, Rob Fugate, Joe Shultz, Genny Robine, and Tim Robinson. Member absent was Bob Morrell. Also attending was Renee Swancer, Zoning Officer.

MINUTES

Planning Commission received the meeting minutes of May 11, 2006 their review and approval. Mr. Anthony moved the minutes be accepted. Mr. Robinson seconded the motion.

Vote: Mr. Swartzell: yes Mr. Fugate: yes Mrs. Robine: yes Mr. Morrell - absent
Mr. Shultz: yes Mr. Anthony: yes Mr. Robinson: yes

PERSONS TO ADDRESS THE BOARD

Fast Shoez Conditional Use Application: Mr. Jeff Haas represented his Conditional Use application for an inside go-cart facility to be located in Airport Park. Several months ago, Mr. Haas presented an application to the Commission for an outdoor go-cart facility and snack bar, but withdrew his application. Mr. Haas as made some modifications to the facility including now a restaurant as a secondary primary use on the site. The go-cart facility will not be completely indoors. Parking has been increased 109 parking stalls. There will now be no alcoholic beverages served on the premises. Primarily every other aspect of the application remains unchanged since the original submission. With no other questions from the Commission, Mr. Anthony moved to recommend approval to the Supervisors. Ms. Robine seconded the motion.

Vote: Mr. Swartzell: yes Mr. Fugate: yes Mrs. Robine: yes Mr. Morrell - absent
Mr. Shultz: yes Mr. Anthony: yes Mr. Robinson: yes

NEW BUSINESS

OLD BUSINESS

Zoning Ordinance Review.

Cleveland Brothers at Rishel Hill. Mr. Fugate discussed with the Commission the Cleveland Brother's proposal and the directions given by the Nittany Valley Joint Planning Commission regarding rezoning the area into an industrial park.

Ms. Robine expressed her concerns with rezoning and its impacts. Mr. Fugate felt this area would be great for an Transfer Development Right receiving area. The Commission discussed at length the pro's and con's of having an industrial development area off the Rishel Hill interchange.

CORRESPONDENCE

ADJOURN

With all business complete, the meeting adjourned.

Respectfully submitted by:

Renee Swancer, Zoning Administrator