

Benner Township Planning Commission

February 9, 2017

The regularly scheduled meeting of the Benner Township Planning Commission was called to order at 7:00 p.m. by the Chairman, Nate Campbell with members Lee Copper, Willis Houser and Sherry Dawn Jackson present. Members absent were Jim Swartzell and Paul Kurtz. Other present include Mark Torretti, Frank Savino and Sharon Royer.

The Pledge of Allegiance was recited.

**MINUTES**

The minutes of January 26, 2017, were presented to the Board for their review and comments. Mr. Houser moved to approve the minutes as presented. Mr. Copper seconded the motion.

Vote: Mr. Campbell - yes

Mr. Copper - yes

Mr. Houser - yes

Mrs. Jackson - yes

Mr. Swartzell - absent

Mr. Kurtz - absent

**PERSONS TO ADDRESS THE BOARD**

Mark Torretti/Penn Terra Engineering - ARL Test Track Facility Plan: Mr. Torretti was present to go over the proposed ARL Building proposal that is 7,946 sq. ft. in size. It was noted that this testing/research facility only employees approximately 10 employees and it is only anticipated that 2 to 3 additional employees will be added. The reason for the additional space is for testing areas and materials. Mr. Torretti noted the new proposed building will be connected to a new septic system, but will use the existing well water source. It was noted that due to the required secure nature of the facility that fencing will need to be installed around the parameter of the building. The fencing will be consistent with the product materials currently on site.

Mr. Copper moved to approve the ARL Land Development Plan. Mrs. Jackson seconded the motion.

Vote: Mr. Campbell - yes

Mr. Copper - yes

Mr. Houser - yes

Mrs. Jackson - yes

Mr. Swartzell - absent

Mr. Kurtz - absent

**CONTINUING BUSINESS**

Zoning Ordinance: The Planning Commission picked up from where they left off at the last meeting reviewing the permitted use chart and comparing it to the definitions making changes where necessary. Mr. Frank Savino was present from Trombley Real Estate noting that with the state passing regulations allowing for the manufacturing of medicinal marijuana that his office is getting lots of phone calls looking for places to locate the growing facility as well as dispensaries. He questioned the Board on where and under what definition they felt that this would fall under noting that the state classifies this as two different uses permitting processes. As the growing facility would not be permitted to dispense. It was discussed that perhaps the dispensaries would be no different than a pharmacy since a prescription would be required from a physician to obtain the product. The board noted that they felt that perhaps the growing facility should have its own definition and will make a note to look further into it. Mr. Savino thanked the Board for talking with him.

**ADJOURNMENT**

The meeting was adjourned the time being 8:34 p.m.

  
Sharon Royer, Recording Secretary