

BENNER TOWNSHIP PLANNING COMMISSION
REGULAR MEETING MINUTES
January 14, 2016

CALL TO ORDER

The regularly scheduled meeting of the Benner Township Planning Commission was called to order at 7:00 PM by the Chairman, Nate Campbell who led the meeting with the Pledge of Allegiance.

ATTENDANCE

Members present: Nate Campbell, Willis Houser, Sherry Dawn Jackson, Paul Kurtz, Jim Swartzell, Lee Copper, and Greg Jeffries.

Members absent: None

Others present: Sign-in Sheet attached to minutes

MINUTES

The minutes from the December 10, 2015 meeting were presented for approval. A correction was suggested to revise the number of pews mentioned in item one from the December 10, 2015 meeting to the number of people or seats. Mr. Swartzell made a motion to approve the minutes as amended. Mr. Kurtz seconded the motion. All voted in favor.

Vote:	Mr. Jeffries - yes	Mr. Copper - yes	Mr. Campbell - yes	Mr. Houser - yes
	Ms. Jackson - yes	Mr. Kurtz - yes	Mr. Swartzell - yes	

PERSONS TO ADDRESS THE BOARD:

1. Dr. Clair

Dr. Clair was in attendance to observe the progress, if any, on a 537 plan amendment. At the last meeting staff was directed to craft a letter from the Planning Commission to be submitted to the Board of Supervisors, requesting the 537 Plan be amended to begin to address sewer provision on Shiloh Road. Mr. Anderson stated that he had not drafted the letter, but added that research had showed that there had been previous communications between the Board of Supervisors and Spring, Benner, Walker Joint Authority regarding this very subject. Mr. Swartzell and Mr. Kurtz said they would continue some research into revising or amending the 537 Plan, while Mr. Campbell and Mr. Anderson would look into drafting a letter to the Board of Supervisors to raise the issue again.

3. Scott Brumbaugh

Mr. Brumbaugh addressed the board with concerns about the new Zoning Ordinance. He stated that he had previously submitted concerns with edits to the current Ordinance that would remove sections that should be considered more carefully. Mr. Anderson and Mr. Brumbaugh agreed after the meeting to share information, with Mr. Brumbaugh sharing his previous letter and concerns, Mr. Anderson would share the current draft being considered.

NEW BUSINESS:

1. None

OLD BUSINESS: Benner Township Zoning Ordinance

The proposed Zoning Ordinance had been delivered unto the Planning Commission members on December 10, 2015 for review and comment. In discussions earlier that evening with the subcommittee, Mr. Anderson had presented several items that could be considered, including a permitted use chart, and several comments or questions that would hopefully be addressed by the proposed changes. These questions include ensuring that the Zoning Ordinance comply with the Nittany Valley Comprehensive Plan. Chairman Campbell suggested that we begin at our next meeting looking over individual chapters one by one and begin the editing process.

COMMITTEE REPORTS:

1. Zoning Ordinance Review Committee Report

The Zoning Ordinance Review Subcommittee report had been summarized in the discussion of the new Zoning Ordinance

2. Zoning Officer report

Mr. Anderson summarized the year-end report submitted to the Board of Supervisors at their January meeting, which included 80 zoning permits in 2015, 3 conditional use applications, and numerous land development proposals.

CORRESPONDENCE: None

Notes: None

ADJOURN: The meeting adjourned at 7:55 PM

Respectfully submitted by:

Christopher Anderson, Zoning Officer
By listening to the tape of the recorded meeting.