

Hamiltonban Township Planning & Zoning Commission

23 Carrolls Tract Road, Fairfield, PA 17320

February 26, 2013

Commission Members Present: Chairman Russell Ryan, Vice Chairman Mike Pastovic, William Shriner and Secretary April Hewitt

Staff/Consultants Present: Rob Thaeler from ACOPD, Township Planning Consultant

Absent from the meeting: Stephen Jacobs, and Jason Reichard, Township Engineer

Public Present: Chuck Reid and Eric Jarvinon

Call to Order and Agenda Review: Chairman Ryan called the meeting to order at 7:01 PM and asked if there were any changes to the meeting agenda. There were none.

Approval of Minutes - Mike Pastovic motioned to approve the January 22, 2013 Planning Commission Meeting Minutes. Bill Shriner seconded. The motion carried unanimously.

Public Comment: None

Plans: The status of the plans will continue to be monitored in the Minutes of this Commission under **Pending**, until the plans are finalized.

Current Plans:

- Kevin Brown, 3809 Fairfield Road, submitted a Time Waiver Form to extend his Land Development Plan for 1 year. Mr. Brown has until December 14, 2013 to address all comments made from C.S. Davidson, Inc. No revisions have been submitted.
- Specialty Granules, Inc. (SGI) is requesting that the 112 acres located on Gum Spring Road be rezoned from Woodland Conservation to Industrial. The Board of Supervisors will have a public hearing on February 27, 2013 at 7:00 PM at the Fairfield High School.

New Plans: None

Pending Plans/Zoning:

Iron Springs Plaza Preliminary Plan: Still waiting for old items to be taken care of. There is no new information to report.

Strawberry Hill Master Site conceptual Sketch Plan: Chuck Reid and Eric Jarvinon submitted an updated Master Site Plan for improvements to the restroom facilities. Chuck Reid requested clarification of whether a Master Site Plan or a Site Development Plan needs to be submitted. The Planning Commission agreed that until Wilbur Slothour clarifies what paperwork is needed no further action can be taken. Rusty and Chuck will both try and contact Wilbur this week. Rusty made a motion that the Planning Commission waive a Land Development Plan if requested. Mike Pastovic seconded. The motion carried unanimously.

Orchard Estates Preliminary/Final Plan: On hold until further notice by developer.

New Business:

Tree Species Resolution: Rusty will prepare a list as required by Sec 1004.H of the SALDO for

the March 26, 2013 meeting.

Old Business:

Zoning Ordinance: The Planning Commission and the Board of Supervisors had a workshop last week regarding the zoning ordinance. There will be a new ordinance developed instead of trying to revise the current. Workshops will continue as needed between the Board of Supervisor and the Planning Commission as progress is being made. Rob Thaeler and Bob Gordon will coordinate the next workshop.

Township Engineer's Report: None

Township Planner's Report: None

Public Comment: None

Township Meetings: The following public meeting will be held at the Township Office at 23 Carrolls Tract Rd. at the local prevailing time of 7:00 PM

- Board of Supervisors Workshop - February 28, 2013
- Board of Supervisors - March 5, 2013
- Recreation and Parks - March 13, 2013
- Planning Commission - March 26, 2013

The meeting was adjourned at 7:49 PM upon motion by Bill Shriner and seconded by Mike Pastovic. The motion carried unanimously.

Respectfully submitted,
April L. Hewitt, Secretary