

**BETHEL TOWNSHIP
PLANNING COMMISSION
MINUTES**

August 23, 2016

The Bethel Township Planning Commission meeting was called to order by Chairman Bill Straw at 7:03 pm. Present were members Corey Houser, Michael Orendo, Bill Straw, and George Shollenberger. Also present were Eugene Orlando Jr., Solicitor; Gary Kraft, Engineer; Robin Royer, Zoning Officer and Jayne Seifrit.

Public Comment on Agenda–

Hearing of Visitors

Approval of Minutes

Corey Houser made a motion to approve minutes from July 26, 2016 meeting, seconded by George. All agreed. Motion carried.

Solicitor – Eugene Orlando Jr.

Nothing at this time

Engineer – Gary Kraft

Nothing at this time

Zoning Officer – Robin Royer

Robin Royer stated there will be a Zoning Hearing for 350 Swope Road for a butcher shop.

Robin Royer stated the Yost and Little Mountain Concrete Zoning Hearing Applications were approved. Maine Drilling and Blasting withdrew their application without prejudice.

Subdivisions

Central Logistics Park

Gary Silvi updated the Commission stating the professionals are working to complete outstanding items for next month's meeting. He also stated they have been in contact with the Sewer Authority and submitted plans. Also they are addressing the water issue that was brought up by the Fire Company. Gary Silvi further stated there is interest whether it is a lease, sell outright or a joint venture.

Yost

The extension letter was received and it is a 91 day extension until November 22, 2016. Corey Houser made a motion to accept extension until November 22, 2016, seconded by Michael Orendo. All agreed. Motion carried.

Concrete Safety Systems

Ed Nordahl stated the E & S was submitted to Berks County Conservation District on August 22, 2016. Other items have been address so we are at final items. Corey Houser made a motion to approve final plan condition on all items completed as outlined on Kraft Engineering letter dated

August 15, 2016 and all approvals received from 3rd party agencies, seconded by George Shollenberger. All agreed. Motion carried.

David Kreider LDP

Waivers were requested, Corey Houser made a motion recommending the Board of Supervisors approve waiver of Section 3.04 preliminary plan to final plan, seconded by Michael Orendo. All agreed. Motion carried. Bill Straw made a motion to approve waiver of Section 4.03.c.1 map scale 1 inch equal 2000 feet, seconded by Corey Houser. All agreed. Motion carried. Corey Houser made a motion to approve waiver of Section 4.03.C.5.a plan scale, except for the plan sheet that shows area of improvement, seconded by Bill Straw. All agreed. Motion carried. Bill Straw made a motion to approve waiver of Section 4.03.C.3.d for contours, except for the plan sheet that shows area of improvement, seconded by George Shollenberger. All agreed. Motion carried. Discussion on locating pins and depicting on plans versus using the deed plot; the interior parcel has now been combined with the larger tract so it should be much greater distances to property lines. Driveway requirements were also discussed; they will look at the Ordinance.

New Subdivisions

Unfinished Business

Comprehensive Plan – Corey Houser made a motion recommending to the Board of Supervisors the Comprehensive Plan with amendments, seconded by Michael Orendo. All agreed. Motion carried.

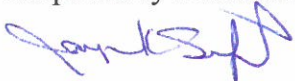
New Business

Public Comment

Adjournment

A motion was made by Michael Orendo to adjourn the meeting, seconded by Corey Houser. All agreed. Motion carried. Meeting adjourned at 7:50 p.m.

Respectfully Submitted



Jayne K Seifrit, Township Manager