

**BETHEL TOWNSHIP  
PLANNING COMMISSION  
MINUTES**

December 18, 2017

The Bethel Township Planning Commission meeting was called to order by Vice Chairman Corey Houser at 8:07 pm. Present were members Corey Houser, Lee Groff, Michael Orendo, George Shollenberger, and Betsy Bowman. Also present were Eugene Orlando Jr., Solicitor, Engineer Gary Kraft, Zoning Officer Robin Royer and Jayne Seifrit.

**Public Comment on Agenda–**

**Hearing of Visitors**

Christine Maynard was present to say she is interested in purchasing a 1 acre lot currently owned by Donald Klopp. This was part of a project that did not go through. Since it didn't go through she is wondering whether the lot needs to be annex to an adjoining parcel as stated in subdivision. Eugene Orlando stated she should hire an attorney to help her navigate through process to see if she can get a clean deed for the property.

Darren Weaver – Driveway issue at 8541 Old Route 22, Robin Royer stated the issues as being altering the driveway without permit and not using the required size pipes. There is a culvert that is backed up currently. Robin Royer let Darren Weaver insert other information as he thought was pertinent. Darren Weaver is asking for a waiver of paving. Gary Kraft can look at it on Wednesday when he is here if authorized by the Board. Michael Orendo made a motion recommending to the Board they have Gary Kraft look at it when he is here Wednesday, seconded by Lee Groff. All agreed. Motion carried.

**Approval of Minutes**

George Shollenberger made a motion to approve minutes from November 20, 2017, seconded by Betsy Bowman. 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 she will address any questions from report.

9555 Old Route 22 – Robin Royer stated they have not gotten back to her; she will talk to the Board about posting the property.

491 and 475 Schubert Rd – one neighbor is still complaining about the inoperable vehicles on the property. The issue of owner operator truck is not resolved.

9190 Old Route 22 – Robin Royer was told there are several office (temporary) trailers on the property that used to have to renew every year. Now there is a doublewide in place,

positioned where the parking was accidently expanded. Robin Royer will talk to the Board about what they want to do.

483 Airport Rd – Robin Royer stated they timbered a total of .3 acres. She will take it to the Board if they want any further action.

### **Subdivisions**

#### **Midway Industrial South**

Lee Groff made a motion to recommend to the Board they waive Section 4.03.C.2.a wetland boundary data, seconded by Michael Orendo. All agreed. Motion carried. Michael Orendo made a motion to approve preliminary plan condition on all items completed on Kraft Engineering review letter dated December 15, 2017, seconded by George Shollenberger. All agreed. Motion carried.

#### **NorthPoint**

Lee Groff made a motion recommending the Board accept extension to March 25, 2018, seconded by Betsy Bowman. All agreed. Motion carried.

#### **Boltz Subdivision**

Lee Groff made a motion recommending to the Board they waive Section 5.02 lot ratio, seconded by Michael Orendo. All agreed. Motion carried. Michael Orendo made a motion recommending to the Board they waive Section 5.11.C.10.b road improvements, seconded by Betsy Bowman. All agreed. Motion carried.

#### **Blatt Subdivision**

Lee Groff made a motion recommending to the Board they waive Section 5.11.C.10.b road improvements, seconded by Betsy Bowman. All agreed. Motion carried.

### **New Subdivisions**

#### **Unfinished Business**

SALDO – nothing at this time

Act 209 revisions – The members of the Board are meeting with Jodie Evans on December 20<sup>th</sup>.

Zoning Ordinance amendments – Jayne Seifrit will get copies of the latest out to members via email.

Sign Logisticenter plans – Corey, Lee, Mike, George and Betsy

### **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 8:50 pm.

Respectfully Submitted

Jayne K Seifrit, Township Secretary