

**BETHEL TOWNSHIP
PLANNING COMMISSION
MINUTES**

May 23, 2017

The Bethel Township Planning Commission meeting was called to order by Chairman Bill Straw at 7:05pm. Present were members Bill Straw, Lee Groff, Corey Houser, George Shollenberger, Mike Orendo and Betsy Bowman. Also present were Eugene Orlando Jr., Solicitor; Gary Kraft, Engineer, Zoning Officer Robin Royer and Lisa Ilus.

Public Comment on Agenda–

Hearing of Visitors

Brent Miles, VP of Economic Development and Eric Watts, Engineer, representing NorthPoint Development introduced themselves and gave a background on NorthPoint. Brent sited an extensive list of past and present projects in PA and other states that NorthPoint developed. He mentioned the website beyondthecontract.com to see and read about the company and these projects. They are looking at lots 5, 7 and Martha Klahr properties on the south side of Martha Dr. Construction of a 1,000,000 + sq ft building to have around 500 employment positions. Thom Ludgate, Ludgate Engineering showed the PC a sketch plan of the site, went over driveway access points and answered any questions from the Board. There will be no zoning relief required.

Johnathan & Nathaniel Meyer from the Assemblies of Yahweh would request a land development plan waiver to remove a 30'x 60' building and replace it with a 30'x50' building. The original building was used as a shortwave station for an antenna that burned when a transformer caught fire. They provided the PC with a sketch plan and answered any questions from the Board.

Bill Straw made a motion to recommend to the Board of Supervisors a land development plan be waived, upon a sealed property line survey, as a plan of record with proper setbacks of where the building will be set. Seconded by Mike Orendo. All agreed. Motion carried.

Approval of Minutes

Corey Houser made a motion to approve minutes from April 17, 2017, with one correction of, Corey Houser seconding the approval of the minutes from March 28, not Betsy Bowman. Seconded by Lee Groff. 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. Robin Royer stated 8415 Old Route 22, Mr Soudt has been cooperating and the Conditional Use application will be continued.

8401 Lancaster Ave – zoning board approval

1300 Little Mountain Rd – zoning board approval

Legion Dr – Robin Royer stated she will have owner remove all the bee boxes, since the bees are returning to the empty boxes.

Subdivisions

Dean and April Klopp subdivision - Corey Houser made a motion recommending the Board of Supervisors accept the 1-month review extension to June 30, 2017, seconded by Betsy Bowman. All agreed. Motion carried.

Midway Industrial South – Rik Longacre provided a sketch drawing and went over driveway access points, and answered any questions from the Board.

New Subdivisions

Unfinished Business

SALDO –

Act 209 revisions –

Zoning Ordinance amendments – reminder June 27th & July 25th special meetings @ 6:00pm.

New Business

Public Comment

Adjournment

A motion was made by Mike Orendo to adjourn the meeting, seconded by Corey Houser. All agreed. Motion carried. Meeting adjourned at 7:58pm.

Respectfully Submitted

Lisa Ilus, Asst Secretary