

<p>Board of Supervisors: Ronald Flatt, Chairman Andrew Erie, Vice Chairman Brian Hortert, Supervisor Edward Latuska, Supervisor Thomas Schiebel, Supervisor</p>		<p>Michael Gallagher, Solicitor Olsen & Associates, Engineer Stephanie Sellers, Secretary Anthony Amendolea, Treasurer Mark Lauer, Public Works Director Richard Round, BCO/Zoning Officer</p>
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PLANNING COMMISSION

Regular Meeting
 September 27, 2006
 6:30 p.m.

CALL TO ORDER: The Regular Meeting of the Center Township Planning Commission was called to order at 6:38 p.m. by Chairman Ken Frenchak at the Center Township Municipal Building, 419 Sunset Drive, Butler, Pennsylvania.

ROLL CALL: Present in addition to Frenchak were; Vice Chairman Bob Sloan; Members Bob Paroli, John Keffalas, and Jeff Olen. Township Engineer Ron Olsen, and Secretary Stephanie Sellers.

PUBLIC TO BE HEARD: Bev Schenck of Iroquois Drive wanted to discuss the issue of burning leaves.

MINUTES Sloan made a motion to approve the Planning Commission’s minutes from August’s Regular Meeting. Bob Paroli seconded the motion. All were in favor.

OLD BUSINESS: Keffalas made a motion that the Planning Commission appoints Keffalas and Sloan to do more research on the Act 101 law regarding leaf burning. The two hold opposing opinions and will discuss the positive and negative points along with the Solicitor’s written opinion at next month’s PC meeting.

NEW BUSINESS: After discussion by the Members, they wish to have their draft of ordinance changes added to the list that is currently being drafted.

SUBDIVISIONS & LAND DEVELOPMENTS: Lee Ligo of Lee Ligo Architects presented on behalf of Stoughton Acres Golf course at 904 Sunset Drive, 06-08-18, for Conditional Use. A Motion was made by Frenchak to recommend conditional use for Stoughton Acres to develop on site housing for *golf packages only* based on the decision of Rich Round. Sloan seconded the motion.

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In favor were Frenchak and Sloan. Keffalas, Olen and Paroli voted against it.

Paroli made a motion to do more research on Stoughton's proposal and table it until next month's meeting. Would like the draft of ordinance change prepared by PC members combined with Rich Rounds response to Stoughton Acres request to be reviewed at the next meeting. Olen seconded the motion. In favor were Keffalas, Paroli, and Olen. Against were Frenchak and Sloan. Motion passed.

John Keffalas wanted it to be known that he feels the Planning Commission is put in an awkward position when an individual is encouraged to shop for opinions of others within the governing bodies of the municipality.

Bill McCarrier of 175 Evans Road presented for a Lot Line Revision of 104 Dogwood, 06-09-19. Olen made a motion for preliminary and final approval of the lot line revision contingent upon proper traffic impact fee language on the Mylar. Sloan seconded the motion. Motion carried unanimously.

Sloan made a motion for the Chairman to sign the sewage module. Keffalas seconded the motion. Motion carried unanimously.

MISCELLANEOUS: Mark and Dawn Seesox asked what procedures needed to be taken in case the purchase of land for their driveway falls through. Some different options were discussed. They have decided to first try to purchase a different parcel and will come to the next meeting with new plans.

Also, Keffalas made a motion to submit a request for an increase in compensation to \$50.00 per hearings and meetings. Olen seconded the motion. Frenchak left the building at 8:10 p.m. due to sudden illness. Olen, Keffalas, Sloan and Paroli were in favor. Motion carried.

ADJOURNMENT: Sloan made a motion to adjourn the meeting at 8:25 p.m. Paroli seconded the motion. Motion carried unanimously.

Stephanie Sellers
Township Secretary