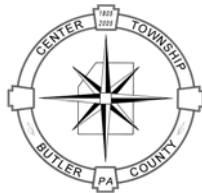


Board of Supervisors:
 Ronald Flatt, Chairman
 Andrew Erie, Vice Chairman
 Brian Hortert, Supervisor
 Edward Latuska, Supervisor
 Thomas Schiebel, Supervisor



Michael Gallagher, Solicitor
 Olsen & Associates, Engineer
 Crystal Wilson, Secretary
 Anthony Amendolea, Treasurer
 Mark Lauer, Public Works Director
 Richard Round, BCO/Zoning Official

Planning Commission
 Regular Meeting Minutes
 November 19, 2008
 6:30 p.m.

CALL TO ORDER:

The regular meeting, of the Center Township Planning Commission, was called to order at 6:30 p.m. by Chairman Ken Frenchak. The meeting was held at the Township Building at 419 Sunset Drive, Butler, PA 16001.

ROLL CALL:

Present in addition to Chairman Frenchak, were members A.J. Lynd, Bob Sloan, Robert Paroli, Cheryl Schaefer, Township Engineer Ron Olsen and Township Secretary Crystal Wilson.

PUBLIC TO BE HEARD:

1. Van Smith- Stated that he had talked to Anthony the Township Treasurer and was supposed to be on the Agenda. The Board stated that we had already approved his subdivision and he needed not to be there. No motion was needed nor made.
2. Steve Paraska- Benbook Rd.- Wanted to advise the Board of his plan for next month's meeting. Stated that he would like to give his Dad some ground by doing a lot line revision. Asked the Board if it would be problem if he built his house for himself in the back and leave the two houses there for now.

APPROVAL OF AGENDA

Frenchak made a motion to approve the agenda with Subdivision and Land Developments ahead of New Business; seconded by Sloan. Motion carried unanimously.

MINUTES:

1. October 22, 2008 Planning Commission Minutes- ***Lynd made a motion to approve the minutes for October 22, 2008; seconded by Schaefer. Motion carried unanimously.***

SUBDIVISIONS & LAND DEVELOPMENTS:

1. Kiser Subdivision-Mr. McGarvey was representing this plan. Stated that Tom Glasgow is selling a portion of his property to the Kiser families. The Kiser's are then dividing there lots so that Karl and Carol Kiser get their original 7.383 acres plus 2.328 acres of Paul & Irene Kiser's property and 2.952 acres of Tom Glasgow's property all to make parcel 12A. Paul & Irene Kiser are adding parcel 9B (0.883 acres) to their original property which is now 5.615 acres and adding 1.00 acre of Tom Glasgow property to make Parcel 12. Tom Glasgow is then keeping Parcel 8a which is now 5.779 acres and making a new lot which is Parcel C at 1.599 acres. After all is said and done they will end up with the same number of lots as they started out with according to the tap maps stated McGarvey. There is a list of 9 comments from Olsen's letter that need to be added to the plan and the Planning Commission stated that the impact fee statement needs to be added, Points 3&4 from the letter need to be shown as existing not new, all utilities need to be shown as existing, and control points need to be shown.

Frenchak made a motion to recommend Preliminary and Final approve as long as the 9 points from Olsen's letter are completed along with the on lot sump, impact fee detail, utilities, surveying control points and R-1A regulations are shown; seconded by Lynd. Motion carried unanimously.

NEW BUSINESS:

1. Windmills- Sloan stated that the draft just needs to be forwarded to the Board of Supervisors. Frenchak stated that it was very good and complete.
Frenchak made a motion to forward the Windmill draft to the Board of Supervisors to review and return with comments; seconded by Sloan. Motion carried unanimously.
2. Comprehensive Plan- Planning Commission discussed in length about the Comprehensive Plan and exchanged ideas on how to improve it. No motion was needed nor made.

MISCELLANEOUS:

Frenchak asked Secretary to draw up three letters for him to sign.

1. A thank you note to Jeff Pierce for the wonderful and knowledgeable classes he thought.
2. A letter to the Board of Supervisors to approve the Planning Commission to have a Sub-Committee for the Comprehensive Plan.
3. A letter to the Board of Supervisors to request a 21 day review time instead of the current 14 day review time for plans starting in January.

ADJOURNMENT:

Frenchak made a motion to adjourn at 8:04 p.m. Lynd seconded. Motion carried unanimously.

Crystal Wilson
Township Secretary