

Board of Supervisors:

*Edward Latuska, Chairman*  
*Alan Smallwood, Vice Chairman*  
*Andrew Erie, Supervisor*  
*Kenneth Frenchak Jr, Supervisor*  
*Philip Wulff, Supervisor*



*Anthony Amendolea, Secretary/Treasurer*  
*Mark Lauer, Public Works Director*  
*Michael Gallagher, Solicitor*  
*Olsen & Associates, Engineer*

**Center Township Board of Supervisors**

Shakely's Conditional Use Hearing

June 9, 2014

6:00 p.m.

**CALL TO ORDER:**

Chairman Edward Latuska called the Shakely's Conditional Use Hearing, of the Center Township Board of Supervisors, to order at 6:00 p.m. The meeting was held at the Center Township Municipal Building, 419 Sunset Drive, Butler PA 16001.

**ROLL CALL:**

In addition to Chairman Latuska present were Vice Chairman Alan Smallwood; Supervisors Andrew Erie and Philip Wulff; Recording Secretary Cheryl Morris and Township Secretary/Treasurer Anthony Amendolea. Supervisor Kenneth Frenchak was absent.

**PURPOSE:**

The purpose of this public hearing is to obtain public comment and testimony from the parties involved in the conditional use application filed by Anthony W Shakely. The applicant proposes converting a garage into an apartment. The property is located at 963 Sunset Drive (Center Township Map 060-2F106-14/1), Butler PA 16001. Section 20-604.E of the Center Township Codification of Ordinances permits single family dwellings with garage apartment as a conditional use in the "R-1", Single Family Residential District.

Public notifications were mailed Friday, May 23 2014 to all property owners within 300 feet. The Planning Commission recommended approval at their meeting held Wednesday, April 23, 2014. The notice of the public hearing was published in the Butler Eagle editions of Sunday, May 25, 2014 and Sunday, June 1, 2014. The property was posted on Friday, May 30, 2014.

**APPLICANT COMMENTS:**

Mr. Anthony Shakely provided a handout which depicted his conversion of an existing non-conforming outbuilding into an apartment for use by his parents. He owned the property since 2008. The property was subdivided in 1958. The house was built in 1965 and the outbuilding in 1973. The apartment will used for his parents and family.

**PUBLIC COMMENTS:**

1. Mr. Don Stewart, 102 Mohawk Drive: Mr. Stewart owns property directly behind MR. Shakely. He opposes the conditional use because the existing outbuilding is within one (1) or two (2) feet from the property line.
2. Ms. Candace Maharg, 946 Sunset Drive: Ms. Maharg presented a letter endorsing the conditional use request.
3. Mr. Steve Goettler, 965 Sunset Drive: Mr. Goettler is in favor of the conditional use request.
4. Ms. Patricia Green, 964 Sunset Drive: Ms. Green submitted a letter in favor of the conditional use.

**BOARD COMMENTS:**

Erie asked Mr. Shakely if the apartment would ever be rented. Shakely responded no. (as corrected 07/09/2014)

**ADJOURNMENT:**

*Smallwood motioned to adjourn at 6:27 p.m. Erie seconded. Motion carried.*

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Anthony A. Amendolea  
Township Secretary/Treasurer

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Edward G. Latuska  
Chairman

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Alan H. Smallwood  
Vice Chairman

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Andrew Erie  
Supervisor

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*Absent*  
Kenneth J. Frenchak Jr  
Supervisor

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Phillip B. Wulff  
Supervisor