

Board of Supervisors:
Edward Latuska, Chairman
Alan Smallwood, Vice Chairman
Ronald Flatt, Supervisor
Kenneth Frenchak Jr, Supervisor
Philip Wulff, Supervisor



Anthony Amendolea, Secretary/Treasurer
Michael Gallagher, Solicitor
Olsen & Associates, Engineer

CENTER TOWNSHIP PLANNING COMMISSION
 Reorganization/Regular Meeting Minutes
 January 27, 2016
 6:30 p.m.

CALL TO ORDER:

The Reorganization Meeting of the Center Township Planning Commission was called to order by Thomas Schiebel at 6:28 p.m. at the Unionville Volunteer Fire Company Firehall, 102 Mahood Road, Butler PA 16001.

ROLL CALL:

Present, in addition to Schiebel, were members Neil Ashbaugh, Brad Cavaliero, Kasey McCollough and Robert Sloan; Township Engineer Ron Olsen; and Secretary/Treasurer Anthony Amendolea.

REORGANIZATION

APPOINTMENTS:

1. Chairman: *Sloan motioned appointing Thomas Schiebel as Chairman. McCollough seconded. Schiebel abstained. Motion carried.*
2. Vice Chairman: *Schiebel motioned appointing Neil Ashbaugh as Vice Chairman. Cavaliero seconded. Ashbaugh abstained. Motion carried.*
3. Secretary: *Schiebel motioned appointing Brad Cavaliero as Secretary. Ashbaugh seconded. Cavaliero abstained. Motion carried.*

ESTABLISHING MEETING DATES, TIME, AND LOCATION:

Schiebel motioned setting the meeting dates for the fourth (4th) Wednesday of each month (except as noted) at 6:30 p.m. to be held at the Municipal Building, 419 Sunset Drive, Butler, PA 16001. Ashbaugh seconded. Motion carried. The meeting dates are:

February 24	March 23	April 27
May 25	June 22	July 27
August 24	September 28	October 26
November 16 (3 rd Wednesday)	December 21 (3 rd Wednesday)	January 25, 2017 (Reorganization/Regular)

REGULAR**CALL TO ORDER:**

The Regular Meeting of the Center Township Planning Commission was called to order by Thomas Schiebel at 6:30 p.m. at the Unionville Volunteer Fire Company Firehall, 102 Mahood Road, Butler PA 16001.

APPROVAL OF AGENDA:

Schiebel motioned approving the agenda for the January 27, 2016 meeting. Cavaliero seconded. Motion carried.

PUBLIC TO BE HEARD:

1. Mr. Steve Harris, Rex Energy, stated that Chapter 20, Article XIV, RRO, "Rural Resource Overlay District" states that gas wells must be at least one thousand (1,000) feet from the property line. Act 13 requires a five hundred (500) foot setback. Mr. Harris was advised to attend the Board of Supervisors Agenda Setting Meeting on Monday, February 8, 2016.

MINUTES:

McCullough motioned approving the minutes of the Regular Meeting held Wednesday, December 23, 2015. Cavaliero seconded. Sloan abstained. Motion carried.

SUBDIVISION & LAND DEVELOPMENTS: None

OLD BUSINESS:

1. Economic Resources Overlay District: Frenchak stated that the Planning Commission should act on the Economic Resources Overlay District Ordinance as presented. Township Solicitor Gallagher stated the Board of Supervisors may change the ordinance based on the Planning Commission comments and recommendation. The Commission was concerned with the parking requirement as stated in Section 20-1406.II H which reads "*All required parking shall be in the rear of the structures, where feasible, as per Section 20-1701 E 1* and the restriction of operating hours for day care centers as stated in Section 20-1407-II D 4 which reads, "*The hours of operation shall be limited to the hours between 5:30 a.m. and 8:00 p.m.*". *Schiebel motioned recommending, elimination of Section 14-1406 II H and Section 20-1407.II D 4, approval of the Economic Resources Overlay District ordinance. Ashbaugh seconded. Motion carried.*

NEW BUSINESS: None

MISCELLANEOUS:

1. Lions Road (T-694) and State Route 422 (SR0422) Cloverleaf: A meeting will be held at the Unionville Volunteer Fire Company Firehall on Wednesday, February 3, 2016 at 1:00 p.m. to discuss with PennDot the closure of Lions Road (T-694) bridge and reconstruction of the State Route 422 SR0422) cloverleaf.

2. Duffy Highlands: A title search reveal a subdivision of nineteen (19) lots was recorded in 1953. This must be resolved prior to issuing a clear title.

ADJOURNMENT:

Scheibel motioned adjourning the Regular Meeting at 7:35 p.m. Cavaliero seconded.

ANTHONY A. AMENDOLEA
Township Secretary/Treasurer