

Maidencreek Township Planning Commission
Wednesday, January 4, 2012

Attending: Jim Schoellkopf, Joel High, David Anspach, Matt Davenport, Zack Moore, Tom Unger—Systems Design Engineering, Inc., Eugene Orlando, Jr. – Orlando Law Office and Diane Hollenbach – recording secretary

Guests: David Franke, Supervisor and D. Hix, Reading Eagle

REORGANIZATION MEETING

Jim Schoellkopf, Jr. called the Maidencreek Township Reorganization Meeting to order at 7:00 p.m. in the Maidencreek Township Municipal Building.

ELECTION OF OFFICERS

A motion was made by David Anspach to nominate Jim Schoellkopf, Jr. as Chairman of the Planning Commission for 2012. Joel High seconded the motion. Hearing no questions on the motion, all members voted, “Aye.” Motion carried.

A motion was made by David Anspach to nominate Matt Davenport as Vice Chairman of the Planning Commission for 2012. Joel High seconded the motion. Hearing no questions on the motion, all members voted, “Aye.” Motion carried.

MEETING DATES AND TIME

A motion was made by David Anspach to authorize the Secretary to advertise the monthly Planning Commission meetings for the first Wednesday of each month beginning at 7:00 p.m. Joel High seconded the motion. Hearing no questions on the motion, all members voted, “Aye.” Motion carried.

A motion was made by David Anspach to adjourn the Reorganization Meeting. Joel High seconded the motion. Hearing no questions on the motion, all members voted, “Aye.” Motion carried. Meeting adjourned at 7:04 p.m.

REGULAR MEETING

Jim Schoellkopf called the Maidencreek Township Planning Commission Regular Meeting to order at 7:05 p.m. and asked everyone to rise for the Pledge to the Flag.

APPROVAL OF THE AGENDA

A motion was made by David Anspach to approve the agenda for the Maidencreek Township Planning Commission Regular Meeting. The motion was seconded by Joel High. Hearing no questions on the motion, all members voted, “Aye.” Motion carried.

APPROVAL OF PRIOR MEETING MINUTES

A motion was made by David Anspach to waive the reading of the December 7, 2011 meeting minutes and approve the minutes as presented. Zack Moore seconded the motion. Hearing no questions on the motion, all members voted, “Aye.” Motion carried.

APPROVAL OF 2011 ANNUAL REPORT

A motion was made by David Anspach to approve the 2011 Annual Report and forward it to the Board of Supervisors. Joel High seconded the motion. Hearing no questions on the motion, all members voted, “Aye.” Motion carried.

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ACCEPTANCE OF PLANS - None

COMMUNICATIONS -None

PUBLIC COMMENT - None.

ENGINEER'S AGENDA

Subdivision Status Checklist – No action required.

Plan Reviews - None

SOLICITOR'S COMMENTS – None

OLD BUSINESS

Zoning Map Revisions - The Commission reviewed all the differences between the Zoning Map and the Comprehensive Plan's Future Land Use Map and agreed to recommend the following:

- Change the residential properties on the South side of Maidencreek Road and the East side of Evansville Road from Agriculture to Low Density Residential in order to make the current use compatible with the zoning,
- Change the property at the corner of Route 73 and Route 222 which is currently zoned Local Commercial to Regional Commercial, and
- Change the property zoned Medium Density Residential on Barlet Road to Agriculture.

The Commission discussed adding performance standards for noise and adding recreation as a use by special exception to the Commercial-Residential Zoning District.

A motion was made by Matt Davenport to recommend the Supervisors extend the boundary of the Special Intensified Agriculture Zoning District controlled by WD Zwicky to the West side of Buena Vista Road following the property line. The motion died for a lack of a second. The newest member asked for time to look at the site. The Commission will discuss the Zwicky request for rezoning again at their February meeting and take action on the rest of their recommendations at that time.

NEW BUSINESS

Zoning Appeal – An appeal was received to the Zoning Officer's denial of a permit for a seventy (70) foot by one hundred seventy (170) foot indoor riding ring on the property at 432 East Wesner Road, Blandon. The Commission discussed the possibility of this being a commercial use and how many large animal units were permitted on an acre. The use of a horse farm was granted by variance and is already nonconforming as the property is zoned High Density Residential. The Commission agreed to review the application and make a recommendation in February.

Having no other business, a motion was made by David Anspach to adjourn the regular meeting. Zack Moore seconded the motion. All members voted, "Aye." Motion carried. Meeting adjourned at 8:19 p.m.

Respectfully Submitted,

Diane E. Hollenbach, secretary

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CC: Board of Supervisors Tom Unger, SDE Barbara Hassler
Planning Commission Eugene Orlando, Solicitor Chief Scott Eaken
Park & Recreation Patrick Donovan Dan Miller
Authority Zoning Hearing Board & Alt.