

**Barrett Township Planning Commission
October 2, 2013**

A regular meeting of the Barrett Township Planning Commission was held on Wednesday, October 2, 2013 at the Municipal Building on Route 390 in Mountainhome, Pa. The meeting was called to order at 5:30 p.m. by Loree Guthrie.

Present: Brick Linder, Jim Siglin, Charles Fullington, Solicitor Todd Weitzmann, Jeryl Rinehart and the public. Loree Guthrie and Jeff Siglin were absent.

There were no public comments on the agenda items.

The minutes of the September 4, 2013 meeting were reviewed. As there were no corrections or additions to the minutes, they were approved as presented.

It was noted that correspondence was received from Boucher and James, Inc., the Monroe County Planning Commission and the Zoning Hearing Board Notice for JNC Development from Solicitor Thomas Foley III.

New Business:

a. St. Bernadette Church and Rectory, Route 390, Minor Subdivision, Richard Storm Surveying – Richard and Sharon Storm were present to discuss the minor subdivision. St. Bernadette Church and Rectory proposes to subdivide the existing property into two (2) parcels; one (1) being for the existing church and one (1) being for the existing rectory. The existing property has a total acreage of 5.549 acres and is located within the R-1, Low Density Residential Zone. Proposed Lot 1 has an area of 1.819 acres and includes the existing church with associated parking with access from Old Canadensis Hill Road or from Route 390 via an existing driveway through a proposed access easement on proposed Lot 2. Proposed Lot 2 has an area of 3.73 acres and will include the existing rectory with associated driveway taking access from Route 390. It is noted on the plan that the portion of proposed Lot 2 on the east side of the proposed access easement is to be used for the sole purpose of an alternate septic system in the event of the existing system malfunctioning. Discussion followed. It was noted that Township Engineer Jon Tresslar's October 2, 2013 review letter was received. Brick Linder made a motion to accept the minor subdivision for review. The motion was seconded by Jim Siglin and carried. All Members voted aye.

Old Business:

a. Bright Creek Park Associates and Tighe J. Scott and Neil A. Scott, Lake Road, Minor Subdivision/Lot Joinder, Kiley Associates, LLC – Robert Kiley from Kiley Associates and Daniel Meinweiser from Bright Creek Associates were present to discuss the minor subdivision/lot joinder. The four (4) common property lines between the Lands Bright Creek Park Association (Lot A) and the Lands of Tighe J. Scott and Neil A. Scott (Lot B) are proposed to be adjusted to create one (1) common property line. Lot A and Lot B will convey to each other 40.16 acres of land. It was noted that Township Engineer Jon Tresslar's October 2, 2013 review letter had been received and his comments were addressed. It was also noted that the Monroe County Planning Commission comments were received. Discussion followed. Brick Linder made a motion to recommend approval of the waiver requests from Section 602.1.5.2 and Section 404.1.4 from the Subdivision and Land Development Ordinance. The motion was seconded by Charles Fullington and carried. All Members voted aye. Brick Linder made a motion to recommend approval of the minor subdivision plan for the change of the common lot line. The motion was seconded by Charles Fullington and carried. All Members voted aye.

Old Business:

- a. It was noted that there was no old business.

Old Business (tabled):

- a. It was noted that the Estates at Seese Hill – Kal Tac, Inc. has been granted the time extension by the Supervisors until December 31, 2013 and continues to be tabled.

Sketch Plans:

- a. It was noted that there were no new sketch plans.

Planning:

a. Discussion was held on the Final Draft of the Zoning Ordinance. Jim Siglin made a motion to recommend adopting the Zoning Ordinance with incorporating the Planning Commission's recommendations from the January 30th, February 6th, March 20th, April 17th, May 15th, June 5th and July 8th meetings. The motion was seconded by Charles Fullington and carried. All Members voted aye. Jim Siglin made a motion to inform the Supervisors that the Planning Commission feels that a lot of the substantive comments that were recommended were not included in the Final Draft of the Ordinance. Consequently, the Planning Commission recommends approval based on the inclusion of the Planning Commission's comments. The motion was seconded by Charles Fullington and carried. All Members voted aye.

As there was no further business or public comment, the meeting was adjourned at 6:35 p.m.

Respectfully Submitted,

