

## **ANTRIM TOWNSHIP PLANNING COMMISSION MEETING MINUTES OF MAY 7, 2018 7:00 PM**

A meeting of the Antrim Township Planning Commission was held Monday, May 7, 2018 at 7:00 pm in the Antrim Township Municipal Building, 10655 Antrim Church Road, with the following members in attendance: Joel Wenger, Richard Walck, Delbert Myers, Robert Smith and Larry Eberly. Deborah Hoff Solicitor and Lynda Beckwith, Assistant Zoning Officer were in attendance.

Audience members included: Rob Holmes, Eric Watts, Connie Slye, Steve & Lynn Hykes, Kurt Williams and Steve Zoretich.

Chairman Wenger called the meeting to order at 7:00 pm and announced that the Planning Commission is a recommending committee to the Board of Supervisors and the meeting is being audio recorded.

No Public Comment was submitted.

The Monday, April 2, 2018 meeting minutes were approved as written.

A Myers/Smith motion passed 5-0, recommending for approval a modification request for relief from §126, Stormwater Management, for **Grove-Manitowoc buildings 2-12** which are proposed over impervious surfaces.

A Walck/Eberly motion passed 5-0, recommending for approval a modification request from Land Development (and storm water plan) for the **ATMA waste water treatment plant UV System Upgrade** project

A Wenger/Eberly motion passed 5-0, recommending for approval a modification request from §125-17 (E)(4) requiring sidewalks to be located at the right of way line for **ACBP Lot 15 NorthPoint** to allow the sidewalk to be located 3' from the paved roadway to be consistent with the existing sidewalk along Ebbert's Spring Court.

An Eberly/Walck motion passed 5-0, recommending granting relief for the **ACBP Lot 12 Greencastle Medical Office Building** from doing a traffic impact study with the stipulation that ATAPCO does a complete study before any new development is approved.

A Myers/Smith motion passed 5-0, recommending for approval a modification request for relief from Land development and Stormwater management for 4435 Coseytown Road to build a 55'x100' work shop with comment as long as Land Use and Zoning Permits are obtained due to the fact that the building is being requested for use by another party to repair and service agricultural equipment, thereby reducing the transport cost for other local farmers who need to repair/service their equipment.

**Page 2 of the Antrim Township Planning Commission Meeting Minutes of May 7, 2018**

An Eberly/Walck motion passed 5-0 to Table the following plans as outstanding comments had not been addressed or plans had not come back from Franklin County Planning Commission:

**Greens of Greencastle Phase 6,7,8,9 and 10, 298-lot Residential Subdivision Castle Green Drive (Conceptual/Preliminary) Expires 7/24/18**

**Matrix I-81 Logistics Center, 2 lot Subdivision and Land Development, Molly Pitcher Highway (Final) Expires 10/02/18**

**Paradise Estates Phase 1 B, 2-lot Subdivision, Lots 5 and 37, Paradise View Drive (Final) 10/03/18**

**Jodolich Trust, 1-lot Subdivision, Williamson Road (Final) 10/03/18**

A Myers/Eberly motion passed 5-0 , to recommend **Antrim Commons Business Park Lot 15 NorthPoint, Land Development, Ebberts Spring Court (Final) 7/6/18**, for approval with the comments that bonding must be in place; Antrim Township Municipal Authority (ATMA) agreements, if any, must be in place; the repair and improvement charge must be paid; Storm Water Management (SWM); Franklin County Soil Conservation (FCSC) and Department of Environmental Protection (DEP) approvals are needed; electronic submission of plan in State Plane 83S; Traffic study to show enough trips & intersection does not reach failing, Staff comments must be addressed and staff is to ensure that owner signature is obtained on plans and the Board of Supervisors approve the sidewalk modification request prior to Board of Supervisors final approval. Chairman Wenger was authorized to re-sign the plan if necessary.

An Eberly/Smith motion passed 5-0, to recommend **Antrim Commons Business Park Lot 12 Greencastle Medical Office Building, Land Development, Antrim Commons Drive (Final) 6/1/18**, for approval with the comments that bonding must be in place; ATMA agreements, if any, must be in place; the repair and improvement charge must be paid; FCSC; DEP; Storm Water Management (SWM), ATMA; Greencastle Area Franklin County Water Authority (GAFCWA) approvals are needed; Board of Supervisors approve the modification request or a Traffic Study to show enough trips and minor staff comments must be addressed prior to Board of Supervisors final approval. Chairman Wenger was authorized to re-sign the plan if needed.

There were no Sewer Planning Modules to review.

An Eberly/Myers motion passed 5-0, recommending Township staff actively support the **Variance request of Matrix Antrim Land LP** for properties located at 1200 S. Antrim Way, 100 Commerce Avenue, 125 Commerce Avenue and Molly Pitcher Hwy for Impervious Coverage (S.150.32).

**Page 3 of the Antrim Township Planning Commission Meeting Minutes of May 7, 2018**

No Old Business was discussed

With all meeting agenda items addressed, the meeting adjourned at 8:33 pm.

The next meeting of the Planning Commission will be Monday, June 4, 2018 at 7:00 pm

Minutes respectfully submitted by Crystal D. Mummert, Antrim Township Administrative Billing Clerk (sitting in for Joyce A. Nowell, Recording Secretary)