

**CLINTON TOWNSHIP
PLANNING COMMISSION**

**CLINTON TOWNSHIP
MUNICIPAL BUILDING**

**Minutes
JUNE 5, 2017 7:30 PM**

CALL TO ORDER:

Bill Duncan, Barb Bartley, Dave Koren, Pat Hebda, Gabe Ciafre, Todd Cress, Kevin Corace, Sarah Altomari (Recording Secretary). Other present included Tom Hartwig, Ed Boyd, Jean Duncan, and Judy Wagner.

COMMENTS FROM THE AUDIENCE: There were no comments from the audience.

MINUTES: Pat Hebda made a motion to approve the minutes of the May 1, 2017 meeting of the Planning Commission. Dave Koren seconded the motion. All in favor, motion passed.

OLD BUSINESS: There was no old business to discuss from last month's meeting.

NEW BUSINESS: Tyson Miller from KU Resources, Inc. and Jeff Hoburg from Hoburg Brothers Excavating were present to request site plan approval for a project at Hoburg Brothers Excavating in Saxonburg. The plan involved importing material from the PennDot roundabout project, building up the property, improving the surface with gravel, and eventually putting a storage building on the newly created level ground. They submitted for an NPDES permit and are waiting for approval. There will be no hazardous waste involved, only clean compactible fill. Tyson requested a letter from the Township to the Conservation District to express Township approval of the project. Bill Duncan asked whether or not the building would be externally lit. Jeff responded that any lights would be pointing downward, would not bleed onto adjacent properties, and would not be left on overnight. Tom Hartwig reviewed the stormwater plan and said that he needed to do some further review to determine whether or not the bio retention pond was adequate. Todd Cress requested additional screening since the ground and equipment will be raised. Todd Cress made a motion to pass the site plan along to the Board of Supervisors for approval with the addition of screening and a bio retention pond that is approved by Tom Hartwig. Dave Koren seconded the motion. All in favor, motion passed.

COMPREHENSIVE PLAN UPDATE:

The following discussion was had concerning the Comprehensive Plan:

- Tom Hartwig mentioned that he got a call from Kathy Allen suggesting that the Township should assess recreational facilities in adjacent communities and determine what needs the area has that are not being met. The Planning Commission agreed that the Park Advisory Committee should contact local schools to see if they have needs that are not being met by existing recreational facilities.
- Bill Duncan suggested that the Township ordinances should better spell out Transfer of Development Rights. We might want to think about charging conservation fees and use the money to conserve farms, park land etc.
- Tom mentioned that the next step is public involvement. The Township can put out a survey on the website as well as in the mail. A public hearing should be scheduled for September. Tom agreed to draft a letter for review at the next meeting. He will also prepare a presentation to include on the website.

PREVIEWERS: The previewers for the next meeting are Pat Hebda and Barb Bartley.

ADJOURN: Todd Cress made a motion to adjourn. Bill Duncan seconded the motion. All in favor, motion passed.

Next Planning Commission meeting set for **July 10, 2017 - 7:30PM**