

FAIRVIEW TOWNSHIP PLANNING COMMISSION
Regular Meeting
October 13, 2014 – 7:30 P.M.

The regular meeting of the Fairview Township Planning Commission, held October 13, 2014 at the Fairview Township Municipal Building, 7471 McCray Road, was called to order by Chairperson, Jim Phillips. Also present were Board Members Deanna Klein, Chris Hetz, Harvey Downey and Michelle Daeschner; Fairview Supervisors Ralph Heidler and Mark Gennuso; Fairview Township Planning and Zoning Administrator Jim Cardman and Planning and Zoning Secretary Judith Schroeck.

The minutes of the regular September 8, 2014 meeting were approved on motion by Chris Hetz, seconded by Michelle Daeschner. Passed unanimously.

CORRESPONDENCE: The Planning Commission received correspondence from the Erie County Department of Planning stating their review of the Leopold Agricultural Security request is consistent with the Erie County Comprehensive Plan.

The Planning Commission received a thank you letter from Misty O'Connor concerning her proposed land development, Isabell's Painted Gardens at Sterrettania and Route 98.

NEW BUSINESS:

1. The Planning Commission reviewed final plans for the Fairview School House Land Development, Phase 1 at Route 5 and Dutch Road. There will be a handicapped parking spot on the north side of the building for the lower floor and a second handicapped space on the south side for the upper floor. A Highway Occupancy Permit has been submitted to Penndot for the gravel drive way to the north. The Board recommended approval to the Supervisors pending the approved Highway Occupancy Permit from Penndot on motion by Deanna Klein, seconded by Harvey Downey. All in favor.
2. The Planning Commission reviewed Final Plans for the Weislogel Subdivision Replot at 7550 Woodland Drive. The existing recorded eastern easement on the plans will be dissolved and the existing driveway will be recorded as an easement with the land owners' attorney. The Board recommended approval to the Supervisors pending the existing driveway be recorded as an easement on motion by Chris Hetz, seconded by Deanna Klein. All in favor.
3. The Planning Commission reviewed Final Plans for Evergreen Farms, Phase 4 at Avonia Road, a 47 lot subdivision. The proposed storm water pond has been eliminated allowing the lots in that area to be extended. There are four well head protection zones on the plans that will have a note on the deed listing restrictions. The Board recommended approval to the Supervisors with two lot modifications on the width to length ratio for lots #117 and #118 on motion by Harvey Downey, seconded by Michelle Daeschner. All in favor, Chris Hetz abstained from the vote.

4. The Planning Commission made a quick review of the Weiss Subdivision on Platz Road and gave Jim Cardman authorization to sign the Sewage Facilities Planning Module on motion by Deanna Klein, seconded by Chris Hetz. All in favor.

UNFINISHED BUSINESS: The Planning Commission spoke with Mr. and Mrs. Olesnanik, neighbors at the proposed Walnut Heights Townhomes Land Development. They asked to see the plans from the original proposed Minnick Subdivision.

Jim Cardman informed the Board that our Solicitor, Paul Burroughs, is half way through reviewing the changes to the Zoning Ordinance. They are looking at adding restrictions on horizontal drilling and wind energy.

ZONING HEARING BOARD REPORT: None

MEETING ADJOURNED: 8:15 P.M. on motion by Chris Hetz, seconded by Michelle Daeschner. All in favor.

Respectfully,

Judith Schroeck, Secretary
Fairview Planning Commission