

PLANNING COMMISSION MINUTES

Mar. 4, 2019

CALL TO ORDER: The Pledge of Allegiance was recited. Meeting was called to order by Dean Roney at 7:00PM. Members present were: Sandy Anderson, Bill Bailey, Pete Dion, Mary Miller, Adam Reese, Dean Roney and Frank Sabol. We have a quorum. Also in attendance is Lisa Vallimont, Township Secretary/Zoning Administrator, and Ashely Porter with Porter Consulting Engineers, the Girard Township Engineer.

APPROVAL OF MINUTES:

Mary Miller made a motion to approve the minutes of the Feb. 4, 2019 meeting. Adam Reese seconded the motion. All voting in favor. Motion carried.

CORRESPONDENCE: None

OLD BUSINESS: Subdivision – Fortsch, Shady Lane, Index #24-13-38-14.10, zoned R-A – Split existing lot into 2 lots – Lot #1 1.107 ac to be combined with Index # 21-68-106-16; Lot #2 0.828 ac to be combined with Index # 24-13-38-14.02

Motion by Sandy Anderson to send to the Supervisors with a favorable recommendation, contingent on the plat stating lot #24-13-38-14.10 will be incorporated into lot 24-13-38-14.02. Seconded by Pete Dion. All voting in favor. Motion carried.

NEW BUSINESS: Ashley Porter, Porter Consulting Engineers, presented the land development - storm water plan for Girard Township's maintenance garage being located on Lexington Rd. He explained many aspects of the new garage, land disturbance and stormwater compliance.

Motion made by Adam Reese for a favorable recommendation to the Supervisors for the development. Motion seconded by Mary Miller. All voting in favor. Motion carried.

Van Air and Erie Reuse International (ERI) are requesting a conditional use hearing for 2953 Mechanic Street for use as a supply yard and for warehousing. The parcel is zoned I-1. The information submitted by ERI was reviewed. No one from the business was in attendance for our questions. ERI will be moving from their current location in Erie on Irwin Ave to Girard Township. ERI sells and refurbishes used and rebuilt parts for Liebherr brand construction equipment. Pete Dion made a motion for a favorable recommendation to the Supervisors as long as ERI adheres to the screening requirements under 200-24 & 200-58. Sandy Anderson second the motion. All voting in favor. Motion carried.

Along with the motion, we recommend the Supervisors ask questions about our concerns of: truck traffic hours, work hours (3 shifts?), signage, exterior building lighting and lighting of the storage yard. These issues can be addressed with conditions at the hearing.

OTHER: Discussion on the process of the Planner's motions being made to the Supervisors and sent to them before the minutes are approved by the Planners at a public meeting. All the members agreed it is an acceptable process and to keep doing this practice.

ANY BUSINESS FROM THE FLOOR NOT DISCUSSED:

Mary Miller presented information on Wind Turbines for us to review. Lisa made copies and we can discuss in April. Rt 20 bridge over Elk Creek will be closed the night of 3/7 and then the weeks of 3/11 – 4/30, Monday thru Fridays only from 8pm – 6am those days. A possible solar farm is being proposed on the Troyer Farms property they purchased from Mercyhurst. It may be constructed on the property in the Girard Borough boundaries.

ADJOURNMENT:

Motion by Mary Miller and seconded by Bill Bailey to adjourn at 8:23 pm. All voting in favor. Motion carried.

Respectfully submitted,

Sandra Anderson