

**MINUTES**  
**BROOKVILLE BOROUGH PLANNING COMMISSION**  
**Monday, September 11, 2017 @ 5:00 P.M.**

The Brookville Borough Planning Commission met on Monday, September 11, 2017 at 5:00 P.M. in Council Chambers with the following in attendance:

**MEMBERS**

**Bill Kutz**  
**Seth Kerr**  
**Bob Radaker**  
**Rick Park**

**STAFF**

**Emerson Turnbull – Zoning Officer**  
**Christine Gunning – Administrative Asst./Recorder**  
**Jim Dennison - Solicitor**

**VISITORS**

**Tim Thrush**  
**Dianne Thrush**  
**Dave Ferringer**

**CALL TO ORDER:**

Chairman Bill Kutz called the meeting to order at 5:00 P.M.

**NEIGHBORHOOD PLANNING:**

**A. Dianne Thrush – Subdividing 23 Darrah Street Preliminary Approval –**

Dianne Thrush stated she and her husband Tim, and Tim's son and fiancée would like to purchase 23 Darrah Street and put in two mobile homes. Solicitor Jim Dennison looked at the deed Dianne Thrush had handed out, and stated the property is already subdivided. Dianne Thrush stated the lots run perpendicular and they would like both lots to be parallel to Darrah Street. Dianna Thrush stated the lots would be one hundred and sixteen feet by seventy five feet. Solicitor Jim Dennison stated you might need to come back and get approval for how they sit. Member Bob Radaker stated they would need to put a second water service in. Solicitor Jim Dennison stated he will take a look at this.

**B. Dave Ferringer – Stormwater Awareness** – Stormwater Committee Chairman

Dave Ferringer stated the state and federal are coming down on stormwater. Stormwater Committee Chairman Dave Ferringer stated what he took away from the seminar in Hershey is they are looking more at the eastern shore. Stormwater Committee Chairman Dave Ferringer stated they have monthly stormwater meetings. Stormwater Committee Chairman Dave Ferringer asked Planning Commission members to be more vigilant about where downspouts go. Solicitor Jim Dennison stated he agrees we need to make sure plans comply with stormwater management requirements. After some discussion, Chairman Bill Kutz stated we need to think about stormwater everytime we make a decision. Stormwater Committee Chairman Dave Ferringer thanked the Planning Commission, and Planning Commission Members thanked Dave Ferringer for his comments.

**CORRECTIONS/APPROVAL OF MINUTES:**

Member Seth Kerr moved to approve the minutes of the July 10<sup>th</sup> Planning Commission meeting as submitted; seconded by Member Rick Park. Motion carried 4-0.

**CHAIR REPORT:**

None

**PUBLIC COMMENT:**

None

**DEVELOPMENT PLANS:**

None

**COMMUNITY PLANNING:**

- A. Off Premises Signage in the OC District** – Zoning Officer Emerson Turnbull stated he has a couple of businesses wanting to put off premises signs on Allegheny Boulevard. Zoning Officer Emerson Turnbull stated the only place you can put them is in areas zoned light industrial two (LI2), and Allegheny Boulevard is zoned office commercial (OC). Solicitor Jim Dennison handed out copies of a draft of an ordinance that had the fences and zoning changes and the possible sign changes. Solicitor Jim Dennison stated in this ordinance, six deals with off premises signs adding a provision that any such sign shall not exceed ten square feet, and they have to come to the Zoning Hearing Board to get authorization. Solicitor Jim Dennison stated you need to decide how many signs you want on Allegheny Boulevard. Chairman Bill Kutz stated there is a necessity for signs. Solicitor Jim Dennison stated he recommends the commission thinks about this. Chairman Bill Kutz asked Zoning Officer Emerson Turnbull who is requesting this. Zoning Officer Emerson Turnbull stated the Moonlite Drive-In and Dan Smith's. Chairman Bill Kutz stated the recommendation is the commission thinks about this.
- B. Rezoning Allegheny Boulevard** – Zoning Officer Emerson Turnbull stated we are getting a new business where the hotel was, and we will be getting a lot of truck traffic there. Solicitor Jim Dennison stated it is not heavy truck traffic. After some discussion, Solicitor Jim Dennison stated it complies with zoning, and he does not want to start changing it. Solicitor Jim Dennison stated it is all in the ordinance I gave you. Chairman Bill Kutz stated we are going to let this OC go. Solicitor Jim Dennison stated yes.

**OFFICIAL REPORTS & CORRESPONDENCE:**

None

**UPCOMING MEETINGS:**

Chairman Bill Kutz stated the next Planning Commission meeting is tentatively scheduled for Monday, October 9<sup>th</sup> at 5:00 P.M.

**ADJOURNMENT:**

Member Bob Radaker made a motion to adjourn at 5:43 P.M.; seconded by Member Rick Park. Motion carried unanimously 4-0.

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Borough Manager