

**MINUTES**  
**BROOKVILLE BOROUGH PLANNING COMMISSION**  
**Monday, February 13, 2017 @ 5:00 P.M.**

The Brookville Borough Planning Commission met on Monday, February 13, 2017 at 5:00 P.M. in Council Chambers with the following in attendance:

**MEMBERS**

**Bill Kutz**  
**Dr. Ed Richards**  
**Seth Kerr**  
**Bob Radaker**  
**Rick Park**

**STAFF**

**Dana Shick – Borough Manager**  
**Emerson Turnbull – Zoning &**  
**Code Enforcement Officer**

**VISITORS**

**None**

**CALL TO ORDER:**

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

**CORRECTIONS/APPROVAL OF MINUTES:**

Member Bob Radaker moved to approve the minutes of the January 9<sup>th</sup> Planning Commission meeting; seconded by Member Rick Park. Motion carried 5-0.

**CHAIR REPORT:**

None

**PUBLIC COMMENT:**

None

**DEVELOPMENT PLANS:**

- A. Zoning Map/Zoning Ordinance Changes Discussion** – Zoning and Code Enforcement Officer Emerson Turnbull stated this is a carryover from the last meeting. Chairman Bill Kutz stated he thought we needed Solicitor Jim Dennison to help us on that.
- 1. Multi-Unit Housing** – After some discussion, Chairman Bill Kutz stated the commission agreed to add apartments as conditional use in areas zoned Light Industrial One (LI-1).
  - 2. Fences** - Manager Dana D. Shick stated the only other thing they had talked about was fencing. Manager Dana D. Shick stated we were afraid of what some people's fences would look like. Manager Dana D. Shick stated she called around to a couple different people and found out that Treasure Lake is the only one that states what a fence must look like in their ordinance. Manager Dana D. Shick stated at the last meeting the commission agreed to recommend changing only the fence setback to two inches, we were worried about the corner lot and visibility, and we were going to allow a fence to be six feet tall with a five foot minimum setback along roads. After some discussion, Vice-Chairman Ed Richards made a

motion to keep the fence ordinance the same, and just change the setback to two inches; seconded by Member Rick Park. Motion carried 5-0.

**COMMUNITY PLANNING:**

**A. Wastewater Treatment Plan Review** – Manager Dana D. Shick stated the new sewer plant will be installed slightly behind the sewer plant we have now. Manager Dana D. Shick stated this will be done in phases, because you have to keep everything operational while the new system comes up online. Manager Dana D. Shick stated the engineers have designed it in phases, so one phase will come up and its counterpart will come down and be demolished. Manager Dana D. Shick stated the Brookville Municipal Authority is under a Department of Environmental Protection (DEP) mandate to have all overflows lifted by May 2019. Chairman Bill Kutz asked what overflows are. Member Bob Radaker stated it is when raw sewage gets in the creek. Manager Dana D. Shick stated overflows are usually caused by rain events. Manager Dana D. Shick stated these plans are specifically for the true sewage treatment plant behind the old plant. Manager Dana D. Shick stated the Army Corps of Engineers has reached out to the Brookville Borough to state they need a letter saying the Brookville Borough is o.k. with this new treatment plant going into the flood plain zone. Vice-Chairman Ed Richards asked if there was anyplace else they could put it, and Manager Dana D. Shick said no. Vice-Chairman Ed Richards moved to approve the Wastewater Treatment Plan Review; seconded by Member Seth Kerr. Motion carried 5-0.

**NEIGHBORHOOD PLANNING:**

None

**OFFICIAL REPORTS & CORRESPONDENCE:**

None

**UPCOMING MEETINGS:**

Manager Dana D. Shick stated the next Planning Commission meeting is tentatively scheduled for Monday, March 13<sup>th</sup> at 5:00 P.M.

**ADJOURNMENT:**

Vice-Chairman Ed Richards made a motion to adjourn at 5:15 P.M.; seconded by Member Rick Park. Motion carried unanimously 5-0.

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Borough Manager