

**MIDDLESEX TOWNSHIP PLANNING COMMISSION
REGULAR MEETING MINUTES
MARCH 28, 2011**

START TIME: 7:00 p.m.

END TIME: 8:06 p.m.

MEMBERS PRESENT:

Michael Buchanan
Larry Claycomb
Tracy Gleim
Jim Dries
Steve Zeigler
Rod Groff
Mike Cornfield

STAFF PRESENT:

Margie Flatley-Carpenter, CMT, Secretary
Mark D. Carpenter, Zoning Officer
Keith Brenneman, Township Solicitor
Jeff Kelly, Cumberland County Planning

MEMBERS & STAFF ABSENT:

Bud Grove, Township Engineer

AGENDA:

- APPROVE PAST MINUTES OF FEBRUARY 28, 2011
- 1. PUBLIC COMMENT
- 2. TPF 10-4 PROPOSED ZONING ORDINANCE AMENDMENT
REGULATIONS FOR SOLAR ENERGY USES
- 3. TPF 10-6 REVIEW AND PROVIDE COMMENTS TO TOWNSHIP
ENGINEER ON MIDDLESEX TOWNSHIP STORMWATER
MANAGEMENT ORDINANCE
- 4. TPF 11-2 JAMES AND ANN KULICK – REQUEST FOR MODIFICATION OF
AGRICULTURAL SECURITY AREA
PARCEL NO. 21-08-0573-024B
- 5. OTHER BUSINESS:

**MIDDLESEX TOWNSHIP PLANNING COMMISSION
REGULAR MEETING MINUTES
MARCH 28, 2011**

MEETING MINUTES

Larry Claycomb called the meeting to order at 7:00 p.m.

APPROVE PAST MINUTES OF FEBRUARY 28, 2011.

Steve Zeigler made a motion to approve the minutes of the February 28, 2011, meeting as submitted. The motion was seconded by Michael Buchanan and passed unanimously.

PUBLIC COMMENT

Larry Claycomb asked for public comment and there was none.

**TPF 10-4 PROPOSED ZONING ORDINANCE AMENDMENT
REGULATIONS FOR SOLAR ENERGY USES**

The committee has been working on this over the past month. Parts of the proposed ordinance were discussed and questions were asked and items were discussed. There was extensive discussion regarding whether to allow solar energy panels in the front yard of a lot and how far the setbacks should be.

Michael Buchanan made the following motion. "I move that we finalized the changes made to the draft ordinance and send it to the Board of Supervisors for their consideration." It was seconded by Jim Dries and passed unanimously.

**TPF 10-6 REVIEW AND PROVIDE COMMENTS TO TOWNSHIP
ENGINEER ON MIDDLESEX TOWNSHIP STORMWATER
MANAGEMENT ORDINANCE**

Mark Carpenter reported that the committee worked on proposed changes to the draft ordinance and sent it on to Bud Grove. He reviewed some of the changes that they made. As of last week, Mr. Grove had not been able to review them. He stated that Bud Grove should complete his review by the next meeting in April. Jeff Kelly, Cumberland County Planning Commission, asked to be able to look at the draft ordinance at this time. Mr. Carpenter will e-mail it to him. He will be happy to send it to any of the Planning Commission members if they wish.

**MIDDLESEX TOWNSHIP PLANNING COMMISSION
REGULAR MEETING MINUTES
MARCH 28, 2011**

**TPF 11-2 JAMES AND ANN KULICK – REQUEST FOR MODIFICATION OF
AGRICULTURAL SECURITY AREA
PARCEL NO. 21-08-0573-024B**

Keith Brenneman, Township Solicitor, explained the process

Rod Groff made the following motion. “I move that we recommend approval of the application by James and Ann Kulick for modification of an existing agricultural security area.” This was seconded by Michael Buchanan and passed unanimously.

OTHER BUSINESS:

Mr. Claycomb asked Mark Carpenter if the Blue Beacon Special Exception application had been approved by the Zoning Hearing Board. Mr. Carpenter responded that the Special Exception was granted with the conditions that the Planning Commission had recommended.

Mark Carpenter announced that the township has received plans for review by the Planning Commission at the April meetings.

There being no further business, Steve Zeigler made a motion to adjourn the meeting. The motion was seconded by Jim Dries and passed unanimously at 8:06 p.m.

Respectfully submitted by

Margie Flatley-Carpenter, CMT
Secretary to the Planning Commission