

**MIDDLESEX TOWNSHIP PLANNING COMMISSION
REGULAR MEETING MINUTES
JUNE 23, 2008**

START TIME: 7:10 p.m.

END TIME: 9:29 p.m.

MEMBERS PRESENT:

Michael Buchanan
Larry Claycomb
Steve Zeigler
Tracy Gleim
Tracey Gillespie

STAFF PRESENT:

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

MEMBERS & STAFF ABSENT:

Rod Groff
Rick Gines
Bud Grove, Township Engineer

AGENDA:

1. APPROVE PAST MINUTES OF JUNE 9, 2008
2. PUBLIC COMMENT
3. (TPF 05-7) DRAFT ZONING ORDINANCE AMENDMENT
DRAFT SUBDIVISION & LAND DEV. ORDINANCE AMENDMENT
CONSERVATION SUBDIVISION DESIGN
4. (TPF 08-9) CUMBERLAND COUNTY PUBLIC SAFETY BUILDING
AND CORONER'S OFFICE
PRELIMINARY LAND DEVELOPMENT PLAN
(PER APPLICANT KEEP PLAN TABLED)
(BOS action deadline July 12, 2008)
5. OTHER BUSINESS

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MEETING MINUTES

Larry Claycomb called the meeting to order at 7:10 p.m. The start of the meeting was delayed because Mark Carpenter was running copies of the draft Conservation Subdivision Design Subdivision Land Ordinance and Zoning Ordinance for the members.

APPROVE PAST MINUTES OF JUNE 9, 2008.

Steve Zeigler made a motion to approve the minutes of the June 9, 2008, meeting as amended. The motion was seconded by Mike Buchanan and passed unanimously.

PUBLIC COMMENT

Larry Claycomb asked for public comment and there was none.

**(TPF 08-9) CUMBERLAND COUNTY PUBLIC SAFETY BUILDING
AND CORONER'S OFFICE
PRELIMINARY LAND DEVELOPMENT PLAN
(PER APPLICANT KEEP PLAN TABLED)
(BOS action deadline July 12, 2008)**

The County has granted a 90 day extension to the supervisors.

**(PF 05-7) DRAFT ZONING ORDINANCE AMENDMENT
DRAFT SUBDIVISION & LAND DEV. ORDINANCE AMENDMENT
CONSERVATION SUBDIVISION DESIGN**

Mark Carpenter distributed copies of the Subdivision and Land Development Ordinance to all the members and staff present and gave an overview in detail, page by page. Questions were asked and answered.

Mr. Carpenter also reviewed Section V of the Zoning Ordinance relative to restrictions along the riparian buffers along streams and the area within 100 feet of the ridge top of the North Mountain.

Mr. Carpenter also reviewed the lot sizes and setbacks in the OS-1, RF-1, OS-2 and RF-2 zoning districts.

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Larry Claycomb asked if the Board of Supervisors could look at what has been prepared so far in an informal way and could Keith Brenneman start to work on the Subdivision and Land Development Ordinance. Keith said that was possible. The Commission agreed to continue to look over the Subdivision and Land Development Ordinance and also review the Zoning Ordinance and be ready to recommend on it at the next meeting.

OTHER BUSINESS:

The Sports Emporium has granted an extension to the Board of Supervisors so they will return to the Planning Commission in July after they have been to the Zoning Hearing Board.

There being no further business, Tracey Gillespie made a motion to adjourn the meeting. The motion was seconded by Steve Zeigler and passed unanimously at 9:29 p.m.

Respectfully submitted by

Margie Flatley-Carpenter, CMT
Secretary to the Planning Commission