



**Southampton Township**  
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PLANNING COMMISSION MEETING FOR  
TUESDAY, SEPTEMBER 20, 2016  
6:00PM AT THE SOUTHAMPTON TOWNSHIP BUILDING

**Members Present**

Jack Benhart – Chairman  
Dave Rohr – Vice Chairman  
Daryl Zimmerman  
George Pomeroy  
Rebecca Wiser  
Maria Misner – Recording Secretary

**Visitors Present**

Randy Goshorn – DEBEI  
Glenn Watson – DEBEI  
Aaron Shirk – G & D  
Cory Walker – SU Student  
Geraldine Bazner – Orrstown Road

Chairman Benhart opened the Planning Commission meeting of August 16th at 6:00pm.

Approve Meeting Minutes from August 16th, 2016 Planning Commission Meeting

MOTION: George Pomeroy moved to approve the minutes from August 16th, 2016. Daryl Zimmerman seconded the motion which passed unanimously.

SD2016-008 CADDC – United Business Park – Land Development Lot 7

MOTION: Dave Rohr moved to remove SD2016-008 from the table. Daryl Zimmerman seconded the motion which passed unanimously.

Dave Rohr reviewed the Fire Chief's letter.

The Commission reviewed comments from Tim Cormany's letter of 9/20/16 in which the only outstanding comments were SBA approval and Construction Security need to be obtained.

Randy Goshorn stated that the main issue is SBA approval. They have just begun discussion with them due to the delay because of legal issues between CVRDC and SBA. They made some lighting revisions to meet the ordinance.

The only outstanding comment from Ryan Clark's letter of 9/16/16 was obtaining construction security. Mr. Goshorn indicated that the construction estimate was already submitted.

MOTION: Daryl Zimmerman moved to conditionally approve SD2016-008 United Business Park – Lot 7, provided they get SBA approval and secure construction security in an amount approved by Martin & Martin. Maria Misner seconded the motion which passed unanimously.

SD2016-011 Aaron & Grace Shirk

Maria Misner stated that Mr. Shirk had a plan approved two years prior. Mr. Shirk completed the stormwater portion prior to any improvements. There was an as-built performed on the stormwater at that time so there is no stormwater to review currently. Mr. Shirk is now proceeding to build a warehouse for storage.

Mr. Glenn Watson added that there was a lot consolidation two years prior as well. The stormwater is adequate for this development.

The only outstanding comment is Fire Chief review.

MOTION: Dave Rohr moved to approve SD2016-011 Aaron & Grace Shirk provided they get the Fire Chief's review. George Pomeroy seconded the motion which passed unanimously.

SALDO Amendment Discussion

Maria Misner stated that Tim Cormany is going to have the Zoning Ordinance Amendments ready the following week. She will send them to the Planning Commission for their review and comments.

The Commission will review any comments they may have on the SALDO and Zoning Ordinance Amendments at the next Planning Commission meeting in October.

Respectfully Submitted

Maria Misner  
Recording Secretary