

Butler County Board of Commissioners

Planning Department

124 W. Diamond Street, PO Box 1208, Butler, PA 16003-1208
Phone 724.284.5300 Fax 724.284.5315 TDD 724.284.5473

Commissioners

Leslie A. Osche, **Chairman**
Kimberly D. Geyer, **Vice Chairman**
Kevin E. Boozel, **Secretary**



Planning Department

Mark Gordon

MINUTES

BUTLER COUNTY PLANNING COMMISSION COUNTY GOVERNMENT BUILDING 5TH FLOOR

September 15, 2021

I. ROLL CALL

Larry Kurpakus called the meeting to order at 4:30 p.m. with the following members and staff in attendance:

Commission:

Larry Kurpakus
Mary Hess
Charles McCall
Brent Thomas
Tom Kamerer
Barbara Sutton

Staff:

Mark Gordon
Joel MacKay

I. APPROVAL OF MINUTES

August 18, 2021

Charles McCall made a motion to approve the minutes, seconded by Tom Kamerer and the motion carried.

II. PUBLIC COMMENT

None

III. SUBDIVISION REVIEW

Joel reviewed all the plans for presentation to the Commission prior to the meeting. Plans were emailed to all members and Mark prior to the meeting for review.

*Tom Kamerer made a motion to approve the Major Plans under Municipal SALDO as amended with comments. Barbara Sutton seconded the motion. **The motion passed.***

*Charles McCall made a motion to approve the Minor Plans under Municipal SALDO as amended with comments. Barbara Sutton seconded the motion. **The motion passed.***

BCPC members, who have a conflict of interest in a plan, abstain from voting on that plan as noted next to the plan.

IV. OFFICER and COMMITTEE REPORTS

***Chairman**

Not Present

***Secretary**

Not Present

V. PLANNING DEPARTMENT REPORT

Joel reported that he has been attending PennDOT District 10 Transportation Improvement Program Work Group Meetings. SPC has been leading the meetings. The group is awaiting financial guidance from Harrisburg and priority projects from D10.

Joel reported that SPC is accepting applications for the CMAQ funded Regional Traffic Signal Program.

Joel reported that SPC will be conducting a Road Safety Audit for a section of SR8 from the City of Butler to SR3009 (Airport Road) soon.

Joel reported that he is serving on The SPC Regional Roundabout Screening Study committee. This study is to screen for possible roundabout intersection candidates.

Joel reported that the SALDO Update Work Sessions have concluded. Planning Consultant, Denny Puko, will be providing a Draft Updated County SALDO for review soon.

Application fees received this month totaled \$800 and year to date total of \$19,430.

VI. OLD BUSINESS

None

VII. NEW BUSINESS

None

VIII. ADJOURNMENT

*Tom Kameron made a motion to adjourn. The motion was seconded by Brent Thomas. **The motion passed**, and the meeting adjourned at 4:45PM.*

BCSALDO PLANS

(0)

MAJOR PLANS

(1)

Jefferson Township

Waechter, 4 Lots, #21202

BCPC did not have any comments on this plan.

Staff Summary; Subdivide 51 Acres into 4 Nonbuilding Parcels for Estate Settlement

MINOR PLANS

(13)

Butler Township

Werner, 1 Lot & Residual, #21194

BCPC did not have any comments on this plan.

Staff Summary; Creating a 3.493 Acre Lot with a Flag Lot Residual with Existing Home, Same Owners

Snyder, Lot Line Revision, #21200

BCPC did not have any comments on this plan.

Staff Summary; LLR between Neighboring Lots, Same Owners

Rotunda, 1 Lot & Residual, #21201

BCPC did not have any comments on this plan.

Staff Summary; Create a New 1.2 Acre Lot, Same Owners

Clay Township

McAnAllen/Renick/Patterson, Lot Line Revisions, #21191

BCPC did not have any comments on this plan.

Staff Summary; Lot Line Revision between Neighbors

Clinton Township

Dolmayer, 1 Lot & Residual, #21198

BCPC did not receive sewage facilities planning requirements for Lot #2 or the residual tract of this subdivision as required by PA Act 537. A Sewage Planning Waiver & Non-Building Declaration may be required for this plan approval. Please consult with PA Department of Environmental Protection.

BCPC notes that the plan received was not stamped by a Professionally Licensed Surveyor (PLS).

BCPC note that the new lot and the residual tract are both labeled Lot 2.

BCPC did not have any other comments on this plan.

Staff Summary; Subdivision of a 10 Acre Lot for Estate Planning

Cranberry Township

Park Place #44, Lot Line Revisions, #21193

BCPC did not have any comments on this plan.

Staff Summary; Party Walls

Kuhs, 1 Lot & Residual, #21198

BCPC did not have any comments on this plan.

Staff Summary; Subdivision of a of a 1.229 Acre Lot with a 0.75 Residual Lot with an Existing House, Same Owner

Jackson Township

Thomas/George, Lot Line Revisions, #21195

BCPC did not have any comments on this plan.

Staff Summary; Lot Consolidation and LLR between Neighbors

Lancaster Township

Arden Wood #16 (Lot 717), Lot Line Revisions, #21192

BCPC did not have any comments on this plan.

Staff Summary; Party Walls

Penn Township

Butler County Airport, Lot Line Revisions, #21196

BCPC did not have any comments on this plan.

Staff Summary; Lot Consolidation

Prospect Borough

Butler/Michael, Lot Line Revision, #21204

BCPC did not have any comments on this plan.

Staff Summary; LLR between Neighbors

Slippery Rock Township

SR Municipal Authority/Allegheny Mineral Corp., Lot Line Revisions, #21203

BCPC did not have any comments on this plan.

Staff Summary; To Add 1 Acre to Lands of SR Municipal Authority

Saxonburg Borough

Riley, Lot Line Revision, #21197

BCPC did not have any comments on this plan.

Staff Summary; Adding .241 Acres to Parent Tract, Same Owners

Respectfully submitted by
*Joel R. MacKay, for
Ron Henshaw, Secretary*