

UPPER BURRELL PLANNING COMMISSION

MEETING MINUTES

JUNE 20, 2016

The June meeting of the Upper Burrell Township Planning Commission was held on June 20, 2016, at 7:00 p.m. In attendance were Commission members, Tom O'Brien, George Richard, Rick Ryan, Leon Yurkin and Patty Trzeciak.

Approval of Minutes

After reviewing the May meeting minutes, George Richard moved to approve the minutes as written, seconded by Patty Trzeciak and all were in favor.

Alcoa Subdivision Plan No. 3

Amy Hopkins of Morris Knowles and Nicole Minkoff of Alcoa presented a preliminary subdivision plan for the Alcoa Technical Center that involved subdividing Parcel 5 (185.88 acres), Parcel 6 (11.69 acres) and Parcel 7 (21.84 acres) from the overall technical center parcel A1. Scott Chermak has previously reviewed the plan and indicated in a June 21, 2016 letter that:

- Parking needs a 10' setback and only a 5' setback is shown. Ms. Hopkins noted that an adjacent parking lot not shown on the plan is in close proximity requiring the 5' setback.
- Existing building parking spaces are 57 spaces. 81 spaces are required.
- Access to the Parcel 6 building has not been demonstrated. Ms. Hopkins indicated that access will be provided to Parcel 6 from White Cloud Road.

Tom O'Brien indicated that a variance would be needed for the number of parking spaces and the parking setback line if Alcoa chooses to leave these as shown on the plan. The driveway needs to be shown on the subdivision plan. At the recommendation of Scott Chermak, Leon Yurkin moved to table the Commission's review until it is determined if a variance will be required, seconded by, Rick Ryan and all were in favor. Mr. O'Brien recommended that Ms. Hopkins discuss this matter with the Supervisors at their July meeting.

Adjournment

There being no further business, Patty Trzeciak moved to adjourn the meeting at 7:35 pm, second by George Richard and all were in favor.

Respectfully submitted



Thomas O'Brien, Chairman