

**CALL TO ORDER**

The regular April 24, 2019 meeting of the Buchanan Township Planning Commission (PC) was called to order by Chairman Dennis Wentworth at 6:30 pm

Members Present: Dennis Wentworth (Chair), Scott Albright, Gerald (Jerry) DiPietro, Daniel Lakin, Kimberly Scarpone, Amber Breden, Sheila Reitz

Members Absent: None

Others Present: Enforcement Officer Eileen Glick, Paul Audrain, Kevin Barker, Michael Wilkinson

**PLEDGE OF ALLEGIANCE**

The Pledge of Allegiance was recited by those present

**APPROVAL OF AGENDA**

Agenda amended to add PUD ordinance

Sheila Reitz motioned to add PUD ordinance, Dennis Wentworth seconded

ALL APPROVED

**APPROVAL OF MINUTES – March 27, 2019**

Shelia Reitz moved and Scott Albright seconded to accept the minutes as presented

ALL APPROVED

**BRIEF PUBLIC COMMENT – AGENDA ITEMS**

None

**CORRESPONDENCE**

None

**UNFINISHED BUSINESS**

Review of the Master Plan – Sheila and Jerry worked on typos and finalize to give to the board. Dennis Wentworth moved to present the Master Plan to the Board as corrected Sheila Reitz seconded.

Daniel Lakin	YES	Kim Scarpone	YES
Sheila Reitz	YES	Jerry DiPietro	YES
Dennis Wentworth	YES		
Amber Breden	YES		
Scott Albright	YES		

**NEW BUSINESS**

PUD Discussion –Eileen presented the process of approving a PUD (Planned Unit Development) Eileen continued to explain the current submission to the Planning Commission. Various board members asked questions regarding the plan submitted. This is just a preliminary look at the request. This will be addressed in full in the May 2019 meeting. Applicants indicated their progress with applicable agencies in preparation for the May meeting.

Private Roads Eileen explained the complexities of not having a Private Road Ordinance and trying to split the flag properties. The assessor indicated a Private Road / Shared Driveway Ordinance would lessen problems doing land splits. The board discussed the variations of difficult issues that an ordinance should address. Scott Albright indicated we seem to walk Private Road up to the edge and never make a move. Objections to just a Private Road ordinance is the prohibitive cost to a landowner who what to split to allow relatives to build homes. However, a Shared Driveway would be less costly and still allow splits. A lively discussion continued re: various options and approaches. In all, the board agreed that some action would be beneficial to developers and residents alike. Eileen Glick put in a lot of time researching this issue and compared our needs to others with such an ordinance.

**CITIZENS COMMENTS – NON AGENDA ITEMS:**

NONE

Meeting Adjourned 7:32 PM

Next Meeting is May 29, 2019 6:30PM

A handwritten signature in black ink, appearing to read 'G DiPietro', with a large, stylized loop at the end.

Gerald DiPietro, Secretary  
Buchanan Township Planning Commission