

MINUTES
COLUMBIA BOROUGH PLANNING COMMISSION
February 19, 2013
7:00 p.m.

MEMBERS IN ATTENDANCE:

Jay Lewis - Vice-Chairman
Tiffani Lynn - Secretary
Jeff Helm
Jamie Hess
Mary Wickenheiser

MAYOR/COUNCIL IN ATTENDANCE:

None

STAFF IN ATTENDANCE:

George Weis – Code Enforcement Officer
Pam Arnold - Clerk

GUESTS IN ATTENDANCE:

Frank Doutrich
Kathy Doutrich
Laurie Gerfin-Lutz
Michele Hank
Lawrence Van Valkenburgh
Mike Grab, Esq.
Bill Wright – Commander of Columbia Catholic War Vets Post 1306
Melissa Kelly – Lancaster County Planning Commission

CALL TO ORDER:

Jay Lewis called this regular meeting of the Columbia Borough Planning Commission to order on Tuesday, February 19, 2013 at 7:00 p.m.

Justin Evans was absent from this meeting.

There was a moment of silence and the pledge to the flag.

MINUTES:

Mary Wickenheiser motioned and Tiffani Lynn seconded to approve the Planning Commission Minutes for January 22, 2013. All favored this motion.

Mary C. Wickenheiser asked to move agenda item 15 up since most of the audience members were at this meeting with interest in this item.

ZONING HEARINGS:

250 North Seventh Street – Lazarus Foundation/Catholic War Vets

Mike Grab, Esquire and Bill Wright, Commander of the Catholic War Vets Post 1306, handed out copies of maps and explained what the Catholic War Vets Organization does for the community. They outlined the proposed use of the existing Lazarus building saying that any changes would be strictly cosmetic. They noted that the Lazarus Foundation will continue to use the office area in the building and that the Catholic War Vets Organization will be leasing some of the space with an option to purchase.

Tiffani Lynn motioned and Jamie Hess seconded that the Planning Commission recommend to the Zoning Hearing Board that they allow the proposed use. Motion passed 4-1. Jeff Helm voted No.

246 Walnut Street - Gordon & Wendy Kautz

Mike Grab, Esquire and Gordon Kautz handed out maps and explained that this property has historically been a three unit rental but has not operated as such since HUD took over the property which was later sold to Mr. Kautz. Mr. Kautz further explained that he has tried several alternative uses for this third floor space but none have been successful. He explained his plan to provide an off street parking space to avoid additional parking issues in the already over parked neighborhood.

The Planning Commission Members discussed the proposal further and decided not to make a recommendation to the Zoning Hearing Board.

1011 Locust Street – Michelle Hank

Mike Grab, Esquire and Michele Hank handed out maps of the neighborhood. Michele outlined her days and hours of operation stating that her business is generally open on Monday, Wednesday and Friday from 9:30-11:30am, Monday, Tuesday and Thursday from 4:00-7:30pm and on every other Saturday.

There was discussion regarding the proposed parking for patrons of the business and where they would enter the building.

Mary C. Wickenheiser motioned and Jamie Hess seconded that the Planning Commission recommend to the Zoning Hearing board that they allow the proposed use. All favored this motion.

Planning Commission Members noted that it is customary for someone from the Planning Commission to attend the Zoning Hearing Board Meeting and Jamie Hess volunteered to attend the February 27, 2013 meeting.

OLD BUSINESS:

There was discussion regarding the Tree Canopy Overlay on the Official Map.

Tiffani Lynn motioned and Jamie Hess seconded that the Planning Commission recommend that the included tree canopy overlay and draft narrative be remanded to the Borough Solicitor for research and formal writing of the ordinance. All favored this motion.

There was a brief discussion regarding the ongoing revision of SALDO.

PUBLIC COMMENTS AND QUESTIONS:

Frank Doutrich of 1001 Ironville Pike asked for an update on the Cycle Den. Jeff Helm stated that excavation and building of the footer have started.

ADJOURNMENT:

Mary Wickenheiser motioned and Tiffani Lynn seconded to adjourn the meeting at 8:50 p.m. All favored this motion.

Respectfully submitted,



Tiffani Lynn
Secretary

