

MINUTES
COLUMBIA BOROUGH PLANNING COMMISSION
November 18, 2013
7:00 p.m.

MEMBERS IN ATTENDANCE:

Justin Evans – Chairman
Jeff Helm
Jamie Hess
Stephanie Weisser
Mary Wickenheiser

Jay Lewis and Tiffani Lynn were absent from this meeting.

MAYOR/COUNCIL IN ATTENDANCE:

None

STAFF IN ATTENDANCE:

Samuel F. Sulkosky – Borough Manager
Pam Arnold - Clerk

GUESTS IN ATTENDANCE:

Frank Doutrich – 1001 Ironville Pike, Columbia
Melissa Kelly – Lancaster County Planning Commission

CALL TO ORDER:

Justin Evans called this regular meeting of the Columbia Borough Planning Commission to order on Monday, November 18, 2013 at 7:02 p.m.

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

MINUTES:

Mary Wickenheiser motioned to approve the September 16, 2013 minutes, with one change to the school name (Yellow Breeches School) under “Discussion Items” and Jeff Helm seconded. All favored this motion.

DISCUSSION ITEMS:

Frank Doutrich asked where the money for LHOP comes from. Justin Evans said the money comes from multiple sources but that the money they are using for Columbia Borough is coming from the Lancaster County Community Foundation.

Frank Doutrich asked about the gas valve on Cherry Street. Mary Wickenheiser said that she has been trying to get information about it but at this point all she knows is that the valve replaces the valve on Third Street near the Burning Bridge Antique Center. It is a high pressure relief valve. She continued saying that the pressure has been increased in this area. Frank asked why approval for the installation of this valve did not go through Borough Council. Mary Wickenheiser stated that this is governed by the PUC.

Frank Doutrich announced that Patrick McGinness died recently. He noted that he heard there will be a service held Sunday but that nothing has been reported in the newspaper as of yet.

OLD BUSINESS:

Mary Wickenheiser asked Jeff Helm what the status of the Brewery is. Jeff said that at this point only cosmetic work has been done. He noted that the owners will be hosting an open house at Perfect Settings on December 3, 2013. Mary Wickenheiser asked where they are currently brewing and Jeff Helm said that the Columbia facility will be their second and that they currently brew in Mt. Joy.

There was a discussion regarding the event at the Turkey Hill Experience Building last week. Everyone felt that the event was very successful.

NEW BUSINESS:

Comprehensive Plan

Justin Evans passed out a list of suggested updates. He asked the Planning Commission members to review the Comprehensive Plan and to bring suggestions and ideas to the January 2014 meeting.

Mary Wickenheiser noted that she was invited to visit the Catholic War Vets Building. She said that they still need to work on the kitchen area. She noted that the Lazarus Foundation has moved out of the building and that the Catholic War Vets are lease purchasing the building from the Lazarus Foundation.

Justin Evans asked Melissa Kelly if she would be able to assist in updating the Land Use Map. Melissa said that the Lancaster County Planning Commission will be able to help with updating the map(s).

There was discussion regarding a presentation at the LIMC Fall Banquet. Jeff Helm and Sam Sulkosky would like to get a copy of the presentation for the Zoning Board and the Planning Commission to view.

Mary Wickenheiser motioned and Jamie Hess seconded that the Planning Commission recommend to Borough Council that they re-appoint Tiffani Lynn for another term on the Planning Commission. All favored this motion.

There was discussion regarding the 2-part Columbia Housing Revitalization Program that the Lancaster Housing Opportunity Partnership (LHOP) wishes to bring to Columbia Borough. Part one would be LHOP's purchase of a vacant property in need of rehabilitation that could be repaired through volunteer professional contractor skill donation in concert with local skilled volunteer labor that would be sold to a LHOP 1st time homebuyer program graduate. Part two would be minor investment of money and skills to repair/improve neighboring properties in the targeted North Third Street Corridor. In partnering with LHOP, the Borough has been requested to pay ½ of the cost of the architects concept services and presentation documents.

Mary Wickenheiser asked for a timeframe for the commitment of funds. Sam Sulkosky said that the Borough already has funds in the Community Reinvestment line item that has not been used for 2013 which could be used to cover this cost. Frank Doutrich asked what this money would be used for. Justin Evans said that the money would be used to pay the architect who would create a visual format of what the area could look like.

Mary Wickenheiser recommended and Jamie Hess seconded for the Columbia Borough Planning Commission to recommend that Council support the LHOP Initiative for architectural services for the North 3rd Street Corridor in the amount of \$3,100.00. All favored this motion

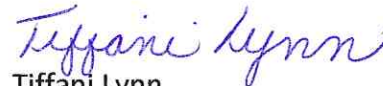
DISCUSSION ITEMS:

Sam Sulkosky congratulated Stephanie Weisser for her recent election to Borough Council.

ADJOURNMENT:

Mary Wickenheiser motioned and Justin Evans seconded to adjourn the meeting at 8:40 p.m. All favored this motion.

Respectfully submitted,



Tiffani Lynn
Secretary



Borough of Columbia

LEO S. LUTZ, Mayor
MICHAEL L. BEURY, Borough Council President
R. L. PFANNEBECKER, Solicitor
SAMUEL F. SULKOSKY, Borough Manager

COLUMBIA BOROUGH PLANNING COMMISSION AGENDA

November 18, 2013 - 7:00 p.m.
Final

1. Call to Order:
2. Period of Prayer:
3. Pledge of Allegiance:
4. Election of Officers:
5. Approval of Minutes: September 16, 2013
6. Special Discussion:
7. Correspondence:
8. Engineer's Review(s):
9. Demolition Applications:
(Releases: Sewer, Water, Gas, Electric, Cable TV, Tele)
10. Action Items:
11. Discussion Items:
12. Old Business:
Projects Update:
13. New Business: Update of Comprehensive Plan
14. Public Comments and Questions:
15. Zoning Hearing(s):
16. Adjournment: