

Howe Township  
June 2, 2016

The Howe Township Board of Supervisors held a public hearing for the purpose of addressing comments on the revised Zoning Ordinance and Zoning Map at the Municipal Building at 5:30 p.m., on June 2, 2016. Present: Nancy Cangioli, Dale Beaver, Earl Solomon, Chuck Burd, Nancy Beaver, Joanne Johnston, Bob Hart, Judy Hart, Peg Olsen, Kevin Prosser, Christine Campbell, Jeffrey Rayson, Frank Campbell, Clair Horting, Kathy Schreiber, Kathy Donahey, Janine Douglas, Jamie Keener & Cody Lytle-HRG Inc., Peter Ruth-Stock and Leader.

Chairman Beaver called the meeting to order. Jamie Keener gave a summary on the project details. Definitions were updated to the Municipalities Planning Code and some were expanded for better understanding, the changes to the zoning districts were explained as well as the uses. The Lighting Ordinance is included in the document, the Floodplain Ordinance was taken out and will have to be a stand alone Ordinance. The zoning map was cleaned up to follow property boundaries.

### **PUBLIC COMMENT**

Joanne Johnston, 51 Red Hill Rd-The proposed R-3 district behind her home, Mr. Horting and Mr. Raysons, how will this affect the Junkin proposal for townhouses on that property? The plan was approved for single family homes and if he changes what he wants to do he will have to go through the planning process again. He will need to meet the qualifications of the R-3 district. He will now have to hookup to the sewer and water. A high density zone had to be provided for, somewhere in the township.

Peg Olsen, 40 Hollow Rd, Millerstown is looking to purchase a parcel on the Juniata Parkway East in R-2, is the proposed sewer going into that area? Yes that is one of the designated areas. What are the tap-in fees? That is not known at that time. Is there a water line being proposed? No. What does the R-2 mean? Residential medium density. Its river front property, are eco tourism activities allowed? It is not covered in the proposed ordinance. If she charges people then it becomes a commercial use.

Kevin Prosser, 92 Red Hill Rd-half is currently zoned residential and the other half is zoned commercial. He is requesting that the entire property be zoned commercial. There is a total of 90 acres, access is to RT. 34. It will be taken under advisement. Mr. Prosser also requested that the Agritainment hours be changed to 11:00 p.m. instead of 10:00 p.m. It will be taken under advisement.

Christine Campbell, 121 Juniata Parkway East-In R-2 can a mobile home be replaced with the same? As of now it would not be permitted and that section will be looked at to address that issue.

Charles Burd, 62 West Shortcut Rd-His property is being proposed as R-3 with a portion in the Village Center, if he wants to do something with his property will he have to bear the burden of having a survey done to delineate between the two designations? No, the uses for the Village Center are the same as R-3.

Frank Campbell, 300 N. Front St., Newport-There is a parcel along north 322 that adjoins the Bretz farm, it's a 50 acre parcel that he thought was going to be zoned commercial but is being shown in the Conservation Forest District. It will be taken under advisement.

Jamie Keener stated that the Ordinance was submitted to the Perry County Planning Commission for review and they commented, minor revisions were made and submitted back to them, they decided not to further comment but provided a letter that they have received those revisions and are fine with the township proceeding with the adoption.

A motion was made to continue the public hearing to 5:30 p.m. on July 7, 2016, Beaver/Solomon. Motion carried unanimously.