



**CRANBERRY TOWNSHIP
PLANNING ADVISORY COMMISSION
REGULAR MEETING
MINUTES OF MONDAY, MAY 4, 2020**

Members Present

Sharon Beck
Jim Colella
Chrissy Finnell
John Morgan
Susan Rusnak

Staff Present

Nancy Auer , Recording Secretary
Ron Henshaw , Director , Planning & Development Services
Kyle Beidler, Manager, Strategic Planning & Economic Development

Call to Order

1. Salute to the Flag

Mr. Colella called the virtual meeting to order at 6:01 p.m.

2. Roll Call

Mr. Colella acknowledged the presence of all members.

Minutes

1. Minutes of February 24, 2020 Work Session

VOTING

Motion by: Morgan, John
Second by: Beck, Sharon

Member	YES	NO	ABSTAIN	RECUSE
Sharon Beck	X			
Jim Colella	X			
Chrissy Finnell	X			
John Morgan	X			
Susan Rusnak	X			

Reports

1. Planning & Development Services Report, February, 2020
2. Planning & Development Services Report, March, 2020
3. Planning & Development Services Report, April, 2020

Public Comment (Any item not on the agenda)

Old Business

New Business

1. PR #25706 - Meeder - Phases 5 & 6 Final Land Development (TLD 6/20/20)

Consider a Final Land Development application for Phases 5 and 6 consisting of 49 townhouse units to be located in the Meeder development located between Rochester Road, Unionville Road, Ogle View Road and Route 19 on 28.5 acres in the CCD-2 zoning district.

PR #'s 25706 and 25710 were reviewed simultaneously.

Mr. Henshaw gave the overview of these projects.

Mr. David Heath of Gateway Engineers was available for comments from the Commission.

There was discussion in reference to the previously installed fences within the Meeder Phase 1 development and the proposed fences for Phases 5 and 6.

It was decided that Mr. Heath will return to a Planning Advisory Commission meeting within 30 days to provide information on the type of fencing that will be installed in Phases 5 and 6 and provide updates to the pattern book for Meeder.

VOTING

Motion by: Finnell, Chrissy

Second by: Morgan, John

Member	YES	NO	ABSTAIN	RECUSE
Sharon Beck	X			
Jim Colella	X			
Chrissy Finnell	X			
John Morgan	X			
Susan Rusnak		X		

2. PR #25710 - Meeder - Phases 7, 10 & 11 Final Land Development (TLD 6/20/20)

Consider a Final Land Development application for Phases 7, 10 and 11 consisting of 9 townhouse units and 50 single family residential lots to be located in the Meeder development located between Rochester Road, Unionville Road, Ogle View Road and Route 19 on 28.5 acres in the CCD-2 zoning district.

VOTING

Motion by: Finnell, Chrissy

Second by: Morgan, John

Member	YES	NO	ABSTAIN	RECUSE
Sharon Beck	X			
Jim Colella	X			
Chrissy Finnell	X			

John Morgan	X			
Susan Rusnak	X			

3. PR #25726 - Ehrman Square Lot Consolidation - Preliminary and Final Subdivision (TLD 7/3/20)

Consider a Preliminary and Final Subdivision for the consolidation of two (2) lots consisting of 17.08 acres located at 21101 Route 19 in the PIC zoning district.

This applicant has requested this application be continued to the May 26, 2020 meeting.

4. PR #25728 - Ehrman Square - Preliminary and Final Land Development (TLD 7/3/20)

Consider a Preliminary and Final Land Development application for a four (4) building, 108,374 square foot Large Land Development, Large Retail, Office, Distribution Warehouse and Financial Institution with drive-thru on approximately 17.08 acres in the PIC zoning district at 21101 Route 19.

This applicant has requested this application be continued to the May 26, 2020 meeting.

5. PR #25729 - Ehrman Square - Conditional Use (TLD to open public hearing 7/3/20)

Consider a Conditional Use application for a four (4) building, 108,374 square foot Large Land Development, Large Retail, Office, Distribution Warehouse and Financial Institution with drive-thru on approximately 17.08 acres in the PIC zoning district at 21101 Route 19.

This applicant has requested this application be continued to the May 26, 2020 meeting.

Conceptual Plan Review

Ordinances

Discussion

Adjournment

1. Motion to adjourn

A motion to adjourn was made at 7:44 p.m.

VOTING

Motion by: Beck, Sharon

Second by: Morgan, John

Member	YES	NO	ABSTAIN	RECUSE
Sharon Beck	X			
Jim Colella	X			
Chrissy Finnell	X			
John Morgan	X			
Susan Rusnak	X			

Respectfully submitted,

Nancy Auer
Recording Secretary