

MINUTES OF THE CORNWALL BOROUGH COUNCIL
PUBLIC HEARING HELD ON TUESDAY, APRIL 28, 2010 AT 7:00 P.M.
IN THE CORNWALL ELEMENTARY SCHOOL AUDITORIUM

The meeting was called to order by Paul Vranesic at 7:00 p.m.

PLEDGE OF ALLEGIANCE

PRESENT

Bob Thomas, Forrest Dishong, Rob Koehler, Steve Lazorcik, Paul Vranesic, Raymond Fratini, Mike Thomas and Mayor Mark Thomas.

Paul Vranesic explained the purpose of the meeting is to hear public comment on a proposed ordinance to amend the Zoning Ordinance of Cornwall Borough to add and revise definitions of terms; to revise regulations in Article 17A, Coordinated Mixed Use Overlay; to provide regulations Governing Development within the Coordinated Mixed Overlay; and to establish the Coordinated Mixed Use Overlay on the Official Zoning Map.

Mr. Vranesic turned the meeting over to Josele Cleary. Ms. Cleary informed that the Notice for the Hearing appeared in the Lebanon Daily News on April 13, 2010 and April 19, 2010. A copy of the Ordinance was delivered to the Lebanon Library on April 8, 2010. A notice to the owner was delivered on March 26, 2010. The subject properties were posted at 37 locations on April 15, 2010. The proposed amendment was reviewed by the Lebanon County Planning Department and Cornwall Borough Planning & Zoning Commission. The Legal Notice was posted in the Borough building.

Rob Koehler made the motion, seconded by Bob Thomas to accept rules.

H & K GROUP – PAUL CALLAHAN

Paul Callahan and Tony Jeremiah presented a video which told a story about the Haines & Kibblehouse Company.

ERIC HEITZEL – FISCAL IMPACT STUDY

Eric Heitzel gave a brief summary on the Fiscal Impact Study the project will have on the Borough and School District.

ERIC MOUNTZ – TRAFFIC IMPACT STUDY

Eric Mountz updated Council on the Traffic Impact Study and the 19 Intersections affected by the project.

46 CONDITIONS – H & K ACCEPTANCE

Paul Callahan presented Council with a signed acceptance of the 46 Conditions that were put together by Borough Council, Planning & Zoning Commission and ADHOC Committee.

STAN ALEKNA – CITIZEN MEMBER – ADHOC COMMITTEE

Mr. Alekna informed the purpose of the ADHOC Committee was to provide an in-depth study on the various impacts that this development would have on the borough. The Committee was made up by Raymond Fratini, Paul Vranesic, Joe Lescisko and Rob Koehler. The Committee spent time reviewing the plan with various consultants involved with the plan.

BOB SENTZ- LEBANON COUNTY PLANNING DEPARTMENT

Mr. Sentz referenced a letter sent by the Planning Department in which they are supportive of the proposed amendments to the Zoning Ordinance and encourages their adoption.

LARRY BOWMAN – PRESIDENT – CHAMBER OF COMMERCE

Mr. Bowman expressed the support of the Board of Directors for the Zoning Change. They feel the anticipated tax benefits will be a plus to the Borough.

The meeting was opened for public comment to Borough Residents and Non Residents.

There being no further business to conduct a motion was made by Rob Koehler, seconded by Raymond Fratini to adjourn the meeting. Motion passed.

Sincerely,

Steven N. Danz
Secretary