

EAST BUFFALO TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES
589 Fairground Road, Lewisburg, PA
July 17, 2019

Chairman Jim Knight called the meeting to order at 6:00 PM.

Those present: Jon Allocca; Christine Buffinton; Jim Knight; Andrew Misener; Ernie Romanini; and Makenzie Stover (CKCOG).

Visitors: See List

Motion by Ernie Romanini and seconded by Jim Knight to approve the June 19, 2019 meeting minutes as distributed.

Motion passed without exception. Andrew and Jon abstained from the vote.

The Planning Commission Members discussed the following ordinance amendment changes.

Health Care Facilities: these are currently only allowed in the General Commercial and Flexible Redevelopment area of the township. The Commission proposed additional categories of health care facilities adding hospitals, personal care homes, nursing/convalescent homes, and group homes. Makenzie recommended incorporating some of the language used in Kelly Township's group home ordinance. She will investigate it and return next month with the regulations she feels would be useful in the new ordinance.

Discussion also ensued on the difference between personal care and nursing/convalescent care facilities and on whether a division between small and large personal care facilities is needed.

The proposed changes would allow the health care facilities in the following zoning districts:

- Continuous Care: General Commercial (GC), Industrial (I1), and Urban Residential (RU);
- Nursing/Convalescent: General Commercial (GC), Industrial (I1), and Urban Residential (RU);
- Personal Care: General Commercial (GC), Industrial (I1), Low Density Residential (R1) – only if less than 40 beds, Medium Density Residential (R2), and Urban Residential (RU);
- Group Homes: Low Density Residential (R1), Medium Density Residential (R2), and Urban Residential (RU);
- Hospitals: Highway Commercial.

Motion by Andrew Misener and seconded by Jon Allocca to adjourn at 6:55 PM.

Submitted by Christine Buffinton, Secretary