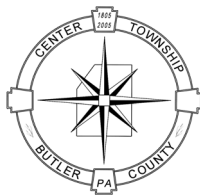


Board of Supervisors:  
*Ronald Flatt, Chairman*  
*Philip Wulff, Vice Chairman*  
*Edward Latuska, Supervisor*  
*Robert Sloan, Supervisor*  
*Alan Smallwood, Supervisor*



*Anthony Amendolea, Secretary/Treasurer*  
*Michael Gallagher, Solicitor*  
*David Heath, Engineer*  
*John Nath, BCO/Zoning Officer*  
*Randall Brown, Zoning Officer*

Center Township Board of Supervisors

Chapter 14 & 20 Revisions

June 6, 2022

6:00 p.m.

**CALL TO ORDER:**

Chairman Robert Sloan called the Chapter 14 and 20 Revision Public Hearing, of the Center Township Board of Supervisors, to order at 6:04 p.m. The meeting was held at the Unionville Volunteer Fire Company Firehall, 102 Mahood Road, Butler PA 16001.

**ROLL CALL:**

In addition to Chairman Sloan, present were Vice Chairman Philip Wulff; Supervisors Edward Latuska, Donald Pringle and Alan Smallwood, via telephone; Administrative Assistant Kayla Amendolea and Township Secretary/Treasurer Anthony Amendolea.

**PURPOSE:** The Board of Supervisors held a public hearing on Monday, June 6, 2022 at 6:00 pm to obtain public comment and testimony on an ordinance entitled "An ordinance amending Chapter 14, Subdivision and Land Development, as amended from time to time, by amending Article XI, Mobile Home Parks, Section 14-904, Storage Areas, Section 14-905, Vegetation, Section 14-1101, Mobile Home Parks; and Chapter 20, Zoning, as amended from time to time, by amending Article II, Definitions, Section 20-202, Specific Definitions; Article IV, General Conditions, Section 20-403, Lot Requirements, Paragraph D; Section 20-406, Accessory Structures; Article V, "R-1A" Low Density Residential District, Section 20-503, Permitted Accessory Uses; Section 20-504, Conditional Uses; Section 20-505, Lot Area, Yard and Height Requirements; Article VI, "R-1" Single Family Residential District, Section 20-603, Permitted Accessory Uses; Section 20-604, Conditional Uses; Section 20-605 Lot Area, Yard and Height Requirements; Article VII, "R-2" Multi-Family Residential District, Section 20-704, Conditional Uses; Section 20-705 Lot Area, Yard and Height Requirements; Article VIII, "R-3" High Density Residential District, Section 20-805, Lot Area, Yard and Height Requirements; Article IX, "C-1" Retail and Service Commercial District, Section 20-902, Principal Permitted Uses; Section 20-904, Conditional Uses; Section 20-905, Lot Area, Yard and Height Requirements; Article X, "C-2" Highway Commercial District, Section 20-1004, Conditional Uses; Section 20-1005, Lot Area, Yard and Height Requirements; Article XI, "M-1" Light Industrial District, Section 20-1101, Purpose; Section 20-1104, Conditional Uses; Section 20-1105, Lot Area, Yard and Height Requirements; Article XII, "M-2" Heavy Industrial District, Section 20-1204, Conditional Uses; Section 20-1205, Lot Area, Yard and Height Requirements; Article XIII to be re-titled "Overlay Districts" and add new Section 20-1301, "Mineral Extraction Overlay District", Section 20-1302, "Gateway Sign Overlay District", Section 20-1303, ""CIO" Core Infill Overlay District", Section 20-1304, ""RRO" Rural Resource Overlay District", Section 20-1305, ""ERO" Economic Resource Overlay District" and Section 20-1306, ""PSES" Solar Energy Overlay District"; Article XIX, Supplemental Regulations, Section 20-1902, Nonresidential Performance Standards; Section 20-1904, Home Occupation; Section 20-1907, Satellite Dish Antenna is deleted;

Section 20-1910, Fences, Hedges and Walls; Section 20-1911, Self Storage Facility; Section 20-1913, Swimming Pools; Section 20-1916, Stormwater Drainage is deleted; Section 20-1918, Container Storage Area; Article XX, Conditional Uses Section 20-2008, Conditional Use Standards and Criteria; Section 20-2205, Regulations; and Article XXIV, Administrative, Section 20-2402, Zoning/Building Permit.

The notice of the public hearing was published in the Butler Eagle editions on Sunday, May 22, 2022 and Sunday, May 29, 2022.

**BOARD COMMENTS:**

- A. Sloan stated that he wanted to personally thank everyone involved in helping with the changes on the ordinances, Township Secretary/Treasurer Anthony Amendolea and Zoning Officer Randall Brown. That these changes will benefit the planning commission and supervisors. As well as assist the residents.

**PUBLIC COMMENTS:** None

**ADJOURNMENT:** None

*Sloan made a motion to adjourn at 6:10 p.m. Pringle seconded. Motion carried.*

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Kayla R. Amendolea  
Administrative Assistant

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Robert M. Sloan  
Chairman

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Phillip B. Wulff  
Vice Chairman

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Edward G. Latuska  
Supervisor

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Donald E. Pringle  
Supervisor

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Alan H. Smallwood  
Supervisor