

**South Harrison Township  
Planning/Zoning Board of Adjustment  
October 13, 2015**

The South Harrison Township Planning/Zoning Board of Adjustment held a regular meeting on October 13, 2015 at 7:00 p.m. in the South Harrison Township Municipal Building.

The meeting was called to order by Joseph Marino, Board Chair and led those present in the Pledge of Allegiance to the Flag.

Requirements of the "Open Public Meetings Act" were met.

**Roll Call:** James McCall – absent, Mary Howard – present, Thomas Sorbello – absent, Heather Brown – present, Joseph Marino – present, Melvin Robertson – absent, Joseph Wille – absent, Stephen Galati – present, Ronald Ambruster – present, David Wade – present, John Maybrook - absent, Gary Thompson, Solicitor – present, Steven Bach – Board Engineer – present, Candace Kanaplue – Township Planner – absent, Celeste Keen, Secretary – present.

**Minutes:**

Motion to approve the regular meeting minutes of September 14, 2015 was made by Heather Brown, second by David Wade. **Motion carried.**

**New Business:**

**Helwig, Thomas & Roberta  
Site Plan Waiver  
006-251-15**

Guy Killen, attorney for the applicants, appeared before the Board and advised that while Thomas Helwig is listed on the application as owner; the property owner is actually listed as Bahoo, LLC on the tax record. The Helwigs are the owners of Bahoo, LLC. Gary Thompson respectfully requested that Mr. Killen submit a statement of ownership verifying that amendment to the application.

Teal Jeffers, engineer for the applicant, appeared before the Board and was sworn to give testimony.

Steven Bach was sworn to give testimony.

Mr. Jeffers advised that he engineered the Site Plan which was approved in 2007. Mr. Jeffers attested that there would be no impact to surrounding properties in regard to converting the crushed stone parking lot to an asphalt parking lot.

Mr. Bach agreed that asphaltting the lot would not create additional runoff.

Mr. Galati inquired as to why crushed stone was requested in 2007 and why now is the applicant looking to asphalt the parking lot.

Dr. Helwig advised that as a new business owner he did not have the money for an asphalt parking lot at the time and he was concerned that asphaltting without the proper foundation would lead to the asphalt cracking. He has found over the years that plowing the stone create pot holes and is difficult to de-ice. He has several elderly patients with walkers and wheelchairs that have difficulty navigating the stone parking lot regardless of weather.

**Open Meeting to the Public:**

Motion to open the meeting to the public on this matter only was made by David Wade, second by Ronald Ambruster. **Motion carried.**

No public spoke.

**Close Meeting to the Public:**

Motion to close the meeting to the public on this matter only was made by Ronald Ambruster, second by David Wade. **Motion carried.**

Motion to approve site plan waiver was made by Ronald Ambruster, second by David Wade.

**Roll Call:** James McCall – absent, Mary Howard – yes, Thomas Sorbello – absent, Heather Brown – yes, Joseph Marino – yes, Melvin Robertson – absent, Joseph Wille – absent, Stephen Galati – yes, Ronald Ambruster – yes, David Wade – yes, John Maybrook – absent  
**R.C.V.: 6 – yes’, 0 – no’s, 0 – abstentions. Motion carried.**

**Open Meeting to the Public:**

Motion to open the meeting to the public was made by David Wade, second by Mary Howard. **Motion carried.**

No public spoke.

**Close Meeting to the Public:**

Motion to close the meeting to the public was made by David Wade, second by Ronald Ambruster. **Motion carried.**

**Payment of the Bills:**

Motion to approve payment of the bills was made by Mary Howard, second by Heather Brown.

**Roll Call:** James McCall – absent, Mary Howard – yes, Thomas Sorbello – absent, Heather Brown – yes, Joseph Marino – yes, Melvin Robertson – absent, Joseph Wille – absent, Stephen Galati – yes, Ronald Ambruster – yes, David Wade – yes, John Maybrook – absent  
**R.C.V.: 6 – yes’, 0 – no’s, 0 – abstentions. Motion carried.**

**Adjournment:**

Motion to adjourn was made by Ronald Ambruster, second by David Wade. **Motion carried.**

Respectfully submitted,

Celeste Keen  
Board Secretary

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INFORMATION