

Alsace Township Planning Commission Meeting

March 2, 2023

The Alsace Township Planning Commission Meeting was called to order at 7:06 p.m. on March 2, 2023 by Zack Moore, Chairman. Members in attendance were Charlie Keller, Brian Weidner, Zack Moore and Marybeth Butchko. Mike Reinert, Township Engineer, was also present.

Approval of minutes: A motion was made by B. Weidner, seconded by C. Keller, to approve the meeting minutes for January 6, 2023. All in favor, motion approved.

Project for review:

348 Old State Road Wines Land Development- John Michalowski, property owner, and Dan Laudenslayer, Surveyor, represented this project. The PC and property representatives reviewed Technicon's 2/24/2023 revised plan for conformance with Alsace Township ordinances for the proposed winery and wine-tasting venue. After review and discussion, the PC recommends the following changes to the numbered comments for the final plan:

1. 5- the PC requests 10 arborvitae or the like be planted along the southwestern property line to provide the required complete visual barrier, accomplished by landscaped screening.
2. 8, 10, and 26- waivers be granted
3. 12- may be disregarded as no traffic study is required

Zack Moore moved to have M. Reinert review the revised plans with the goal of having the final plans available to present to the Board of Supervisors by the March 15, 2023 BoS meeting. A motion was made by C. Keller, seconded by B. Weidner, to approve the recommendation. All in favor, motion approved.

Adjournment: With no further business, C. Keller made a motion to adjourn at 7:44 p.m., seconded by B. Weidner. All in favor, motion approved.

Marybeth Butchko, PC Secretary