

**MINUTES OF A MEETING OF THE
SHIPPENSBURG BOROUGH PLANNING COMMISSION**

JULY 10, 2013

The regular monthly meeting of the Shippensburg Planning Commission was called to order at 6:56 p.m., by Art Berman. Members present were Art Berman, Frank Cressler, Roy Diehl, and Elizabeth Maurer-Minnich. Also present were Tim Cormany of Martin and Martin Engineering, Mitchell Burrows, Mike Kalathas, and Dale Gettel.

APPROVAL OF MINUTES.

Elizabeth Maurer-Minnich moved to approve the minutes of the May 8 13, 2013, meeting as written. Motion seconded by Frank Cressler. Motion carried unanimously.

REVIEW THE CONDITIONAL USE APPLICATION OF SHIPPEN PLACE HOTEL,
32 EAST KING STREET; 2013-CU04.

Mitchell Burrows, representing the Hotel explained that he is the executive chef and a manager at University Grill restaurant, and they are currently trying to install a coffee shop inside Shippen Place and part of that project would be having a small amount of outdoor seating areas. Mr. Burrows went on to explain that they are thinking about 4 tables that would only take up a small portion of space. He further stated that the tables will only be outside during the coffee shop hours, which would be early morning to mid to late evening, but not overnight. Chairman Berman asked if the coffee shop would be part of the restaurant? Mr. Burrows reported that the hotel has a room that they use for a continental breakfast room and the coffee shop would serve as the continental breakfast room for the hotel patrons and would then run as a conventional coffee shop.

Chairman Berman stated that the outdoor seating is not an unusual request since they have approved it for other businesses throughout town, so he sees no problem with the request. Roy Diehl asked if it would be strictly the front of the building for the coffee or would they be bringing food out as well from the dining hall? Mr. Burrows stated no, they will have muffins, etc. at the coffee shop but that it all and will not be related to the restaurant at all.

Tim Cormany of Martin and Martin Engineering, explained that their office has reviewed the conditional use application and have found that they have ample space for the outdoor dining area. He further reported that the ordinance has a few requirements in terms of making sure the furniture items are removed once the business is shut down for the evening and they have indicated they would do that. Tim went on to state that the other big issue is simply the location of it and being in the front of the establishment and

being in the front is where they would prefer to see it, so it's in the correct place. He further stated that as long as they have provided the appropriate paperwork for the traditional conditional use application, they have met all the requirements of the ordinance and he feels it will be a nice addition to the neighborhood.

Frank Cressler moved to approve the conditional use application of Shippen Place Hotel for an outdoor dining area, as presented. Motion seconded by Roy Diehl. Motion carried unanimously.

OTHER BUSINESS

Roy Diehl informed the Commission members that he will be moving out of the area and will be resigning from the Commission, as of tonight. The Commission members accepted his letter of resignation with regret.

ADJOURNMENT

There being no further business, Elizabeth Maurer-Minnich moved to adjourn the meeting. Motion seconded by Roy Diehl. Motion carried unanimously. Meeting adjourned at 7:14 p.m.