

**PUBLIC HEARING MINUTES
FEBRUARY 14, 2000**

Vice President Giles called the public hearing to order at 7:00 PM with the following Councilors present: Mr. Kreisher, Mr. Woodward, Mr. Fleet, Mr. Murphy, Mr. Streeter, Mr. Andrews, Mr. Monahan and Mayor Troxell. Mr. Eline and Manager Sterner were visiting our Sister City, Leon, Nicaragua. Staff present included: Secretary Stull, Code Enforcement Officer Weikert and Highway Superintendent Lawver.

Representing the press were Beth Kanagy of the Gettysburg Times and Tammy Gitt of the Evening Sun.

Ms. Giles announced the public hearing is to hear comments on the proposed amendments to the Zoning Ordinance which involves Zoning Map changes in the General Commercial and Industrial Zones at a property located at 37 North Fourth Street..

Citizens in attendance:

Robert Wagner, 37 N. Fourth Street, developer of property in question. Mr. Wagner's plans include a walking path from the town center to the proposed development. His development includes commercial, a restaurant, a movie theater and a private dinner club. He will have approximately 80 parking spaces available.

T.J. Patel, owner of the adjoining Super 6 Motel, York Street, is in support of these zoning changes because the uses are consistent with his motel use. He also advised that within the past 5 years no one has tried to do anything with the old DMI building.

Ms. Giles asked if this should be looked at case by case or is it a broader area, and she asked if the area were removed from the Industrial District would the remaining Industrial are be adequate.

Mr. Weikert advised council that the area could be removed from the Industrial District and that it would not effect the remaining area. He also advised that the Commercial District allows more uses that could be incorporated with the other existing uses in the area.

Mr. Streeter asked if you have a General Commercial use can you also have industrial use.

Mr. Weikert responded that said each zoning district has it's individual permitted uses. There are always a mixture of uses because some uses were established before zoning took effect. These uses are allowed to continue and are considered non-conforming uses..

Mr. Murphy asked what is general commercial uses.

Mr. Weikert gave as examples retail, motel, gas stations, everyday shops, restaurants, clubs and movie theaters would be uses allowed by right in the General Commercial District.

With no further business Moved Mr. Kreisher, seconded Mr. Streeter to adjourn the meeting at 7:35 PM.