

MIDDLETOWN

Board denies zoning change

By *CHRIS ENGLISH COURIER TIMES*
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The Middletown supervisors Tuesday night denied a zoning change that would have been the first step in getting a busy township motorcycle dealership more parking.

Todd Buch, president of the McCafferty Auto Group, had requested that the zoning on three acres the company leases on South Flowers Mill Road be changed from light manufacturing to commercial.

The change would have been one step in allowing McCafferty to build a 100-space parking lot it would have then subleased to Brian's Harley-Davidson, which is right across South Flowers Mill Road from the three-acre piece. The motorcycle dealership, owned by Brian Bentley, moved into its new headquarters several years ago and has already run out of parking, especially on weekends, said Buch and his attorney Charles Marte. Bentley did not attend the meeting.

"Brian has a situation and I'm just trying to help," Buch said.

However, the supervisors denied the zoning change with a 2-2 vote. Board members George Leonhauser and Jasper Caro voted in favor and Robert McMonagle and Chuck Thompson against. The fifth member, board chairwoman Lisa Pflaumer, was absent.

Thompson said the new lot wouldn't solve any traffic problems on South Flowers Mill Road. He was also concerned about the additional pavement he felt might lead to water drainage problems. Marte said something would be constructed to handle drainage and he also offered to make the parking lot gravel, an offer that didn't sway Thompson.

McMonagle said he's leery of zoning changes and suggested that Buch instead apply to the township zoning hearing board for a use variance. Marte indicated his client would probably follow through on that suggestion.

Marte said Bentley has looked into buying more land for parking but that property on one side of the dealership is not for sale and property on another side is wetlands protected against development.

If the McCafferty group gets the necessary zoning adjustments, it would also need land development approval from the supervisors for the parking lot, township solicitor Mike Savona said.