

MINUTES
WEST MANHEIM TOWNSHIP
PLANNING COMMISSION MEETING
THURSDAY, JUNE 20, 2013
6:00 PM

ITEM NO. 1 Meeting Called to Order

The regular meeting of the West Manheim Township Planning Commission was called to order at 6:00 p.m., by Chairman Jim Myers, followed by the Pledge of Allegiance.

ITEM NO. 2 Roll Call

The roll was called, and the following Commission Members were present: Chairman, Jim Myers, Darrell Raubenshine, Jay Weisensale, Andrew Hoffman and Duane Diehl. Also present was Kevin Null, Township Manager, and Mike Knouse, C. S. Davidson.

ITEM NO. 3 Approval of Minutes

Duane Diehl made a motion to approve the minutes from the meeting of Thursday, May 16, 2013 Planning Commission meeting, seconded by Andy Hoffman. *The motion carried.*

ITEM NO. 4 Correspondence

Jim Myers, Chairman reported that no correspondences were received.

ITEM NO. 5 Visitors

Chairman Jim Myers asked if there were any visitors present that wished to address the Commission, and received no reply.

ITEM NO. 6 Public Comment – Items Not Listed on Agenda

Chairman Jim Myers asked if there were any visitors present that wished to discuss anything specific not on the agenda, and received no reply.

ITEM NO. 7 Emergency Services Group Report

Mike Hampton, EMA Director was absent from the meeting. There was nothing new to report from the Emergency Services Group. The next Emergency Management meeting will be held on Monday, June 24, 2013 at 7:00 p.m. in the large conference room.

ITEM NO. 8 Report from Zoning Officer

A. Zoning/Hearing Board

Kevin Null, Zoning Officer said he had nothing new to report.

ITEM NO. 9 Old Business

A. Orchard Estates – Gobrecht – Shorbs Hill Rd. – 56 Lot Preliminary Plan

Chairman Jim Myers noted that the extension review time expired on October 4, 2013.

Darrell Raubenstine made a motion to table the Plan, seconded by Andy Hoffman. *The motion carried.*

B. Homestead Acres – J.A. Myers – Oakwood Dr. & Valley View Dr. – 134 Lot Preliminary Plan

Chairman Jim Myers noted that the extension review time expired on October 5, 2013.

Andy Hoffman made a motion to table the Plan, seconded by Darrell Raubenstine. *The motion carried.*

C. Benrus L. Stambaugh II, et al – 1 Lot Land Development Plan – Brunswick Dr. & Oak Hills Dr.

Chairman Jim Myers noted that the extension review time expired on October 4, 2013.

Darrell Raubenstine made a motion to table the Plan, seconded by Andy Hoffman. *The motion carried.*

D. Homestead Acres - Oakwood Dr. & Valley View Drive – 366 Lot Preliminary Subdivision Plan

Chairman Jim Myers noted that the extension review time expired on October 5, 2013.

Jay Weisensale made a motion to table the Plan, seconded by Andy Hoffman. *The motion carried.*

E. James Horak & Donald Yorlets Partnership – 7 - Lot Preliminary Plan

Chairman Jim Myers noted that the extension review time expired on August 1, 2013.

Darrell Raubenstine made a motion to table the Plan, seconded by Andy Hoffman. *The motion carried.*

F. George Morningstar – 420 Impounding Dam Rd.- 3-Lots - Add On Final Subdivision Plan

Kevin Null, Township Manager said the Planning Commission has not yet reviewed the subdivision plan. The plan has been reviewed at the In-House meeting. The applicant is working on changes to the plan and has asked for an extension of review time from the Planning Commission.

Chairman Jim Myers noted that the extension review time expired on October 4, 2013.

Jay Weisensale made a motion to table the Plan, seconded by Andy Hoffman. *The motion carried.*

ITEM NO. 10 New Business

A. Discussion of Zoning Ordinance Definitions

Kevin Null, Township Manager reviewed the revised handouts submitted to the Planning Commission on the discussion of the Zoning Ordinance definitions. (Copy in Township file) He reviewed in the handouts the previous discussions on each of the provided definitions and the requested changes of the Planning Commission. After further

discussion the Planning Commission decided to review the recommended changes and discuss during the July meeting, and make any recommendations to the Board of Supervisors.

ITEM NO. 11 Signing of Approved Plans

There was no new business to discuss.

ITEM NO. 12 Sketch Plans and Other Business

There was no new business to discuss.

ITEM NO. 13 Public Comment

Chairman Jim Myers asked if there were any visitors present that wished to address the Commission. There was no one present that wished to address the Commission; he closed the public portion of the meeting.

ITEM NO. 14 Next Meeting

The next Planning Commission meeting is scheduled for July 18, 2013 at 6:00 pm.

ITEM NO. 15 Adjournment

Adjournment was at 8:00 p.m., in a motion by Duane Diehl, and seconded by Andy Hoffman. *The motion carried.*

RESPECTFULLY SUBMITTED,

LAURA GATELY
RECORDING SECRETARY