

MINUTES
WEST MANHEIM TOWNSHIP
PLANNING COMMISSION MEETING
THURSDAY, NOVEMBER 16, 2017
6:00 PM

MEETING CALLED TO ORDER

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

ROLL CALL

The roll was called and the following Commission Members were present: Chairman Jim Myers, Duane Diehl, Andy Hoffman, Jay Weisensale, Township Manager Marc Woerner and Township Engineer Chris Toms. Darrell Raubenstine was not present.

APPROVAL OF MINUTES – Regular Meeting, October 19, 2017

Duane Diehl made a motion to approve the Minutes from the regular Planning Commission meeting of Thursday, October 19, 2017, as corrected, seconded by Jay Weisensale. ***The motion carried.***

CORRESPONDENCE

Chairman Jim Myers indicated they did not receive any correspondences other than what was on the Agenda.

VISITORS

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

PUBLIC COMMENT – ITEMS NOT LISTED ON AGENDA

Chairman Myers asked if anyone present wanted to discuss an item not listed on the Agenda and received no reply.

EMERGENCY SERVICES GROUP REPORT

Mike Hampton, Director of Emergency Services was not present, no report given.

REPORT FROM ZONING OFFICER

Marc Woerner Zoning Officer had nothing new to report other than what was on the agenda.

OLD BUSINESS

1. Extension Requests

Chairman Myers asked for motions to table the following plans:

A. Benrus L. Stambaugh II, et al – 1 Lot Land Development Plan – Brunswick Dr. & Oak Hills Dr.
(Review Time Expires 11/22/2017)

Jay Weisensale made a motion to table Benrus L. Stambaugh II, et al – 1 Lot Land Development Plan – Brunswick Dr. & Oak Hills Dr., seconded by Andy Hoffman. **Motion carried.**

B. J.A. Myers & Jodi M. Divido-Myers- Harper's Hill – 20 Lot Preliminary Plan
(Review Time Expires 01/31/2017)

Duane Diehl made a motion to table J.A. Myers & Jodi M. Divido-Myers- Harper's Hill – 20 Lot Preliminary Plan, seconded by Andy Hoffman. **Motion carried.**

NEW BUSINESS

A. Variance Request:

- (1) Case – VA #05 - 11-01-2017

Applicant: Motosports Cycle Shop, Inc. – Application for a Variance from the West Manheim Township Zoning Ordinance, Article XV, § 270-92 Fences and wall. The Applicant seeks a variance to one or more of the following provisions of the Ordinance: (1) fence not to exceed six feet in height; (2) fence not to be located on easement, right-of-way or property line; (3) fence not to be located within clear sight triangle or reduce sight distance at intersection.

Location of Applicants' property: 2117 Baltimore Pike, Hanover, PA 17331

Tom Grimes and Tammy Bankert were present to represent Motosports Cycle Shop, Inc. and to answer any questions that the Planning members have on Motosports's application for a variance request to install an 8 foot high fence instead of the required 6 foot high fence at their 2117 Baltimore Pike location.

Jay Weisensale made a motion for a favorable recommendation to the West Manheim Township Zoning Hearing Board to approve the variance request as long as the owners of Motosports agree to remove the fence if access is ever needed to the sewer lines, seconded by Duane Diehl. **Motion carried.**

Jay Weisensale made a motion for a favorable recommendation to the West Manheim Township Zoning Hearing Board to approve the variance request that the fence may exceed the six foot height requirement to eight feet in height, seconded by Duane Diehl. Motion carried.

Chairman Myers noted that number 3 of the request was not needed because no sight triangles would be affected.

SIGNING OF APPROVED PLANS

None at this time.

SKETCH PLANS

None at this time.

OTHER BUSINESS

None at this time

PUBLIC COMMENT

A gentleman from the audience asked who he should talk to, to ask general questions. It was suggested he start with the Township Manager.

NEXT MEETING

The next Planning Commission meeting is scheduled for December 21, 2017 at 6 p.m.

Adjournment

WEST MANHEIM TOWNSHIP
PLANNING COMMISSION MEETING MINUTES
THURSDAY, NOVEMBER 19, 2017

Jay Weisensale made a motion to adjourn at 6:30 p.m., seconded by Andy Hoffman. *The motion carried.*

Respectfully Submitted,

Miriam E. Clapper, Recording Secretary

Chairman