

MINUTES
WEST MANHEIM TOWNSHIP
PLANNING COMMISSION MEETING
THURSDAY, SEPTEMBER 19, 2019
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, Andy Hoffman, Jeffrey Brown, Darrell Raubenstine, Jay Weisensale and Township Engineer Chris Toms. Township Manager Marc Woerner was not present.

APPROVAL OF MINUTES – Regular Meeting Minutes, August 15, 2019

Andy Hoffman made a motion to approve the Minutes from the Planning meeting of Thursday, August 15, 2019, seconded by Jay Weisensale. Motion carried.

CORRESPONDENCE

Chairman Jim Myers indicated they did not receive any correspondences.

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

EMERGENCY SERVICES GROUP REPORT

Chairman Jim Myers indicated there was no Emergency Services report.

REPORT FROM ZONING OFFICER

Chairman Jim Myers indicated there was no report from the Zoning Officer.

ZONING CASES

Chairman Jim Myers indicated there was no zoning cases to be heard this month.

SUBDIVISION AND LAND DEVELOPMENT PLANS

A. Whitetail Ridge LLC/Grayson P. Amy J. Wingert – Minor Final Subdivision Plan Waiver Request.
(Review Time Expires 10/16/2019)

Scott Barnhart representing Whitetail Ridge LLC/Grayson P. Amy J. Wingert – Minor Final Subdivision Plan came before the Planning members to ask for a favorable recommendation to Board of Supervisors and to answer any questions the members had on the waiver request. He then proceeded to point out on the subdivision plan the proposed changes to all parcels and why the waiver was requested (copy in file). After all questions were satisfied, Chairman Myers asked for a motion on the waiver request.

Andy Hoffman made a motion for a favorable recommendation to the Board of Supervisors to grant the waiver request to allow a proposed driveway to serve three lots per the drawing with the understanding that what is shown, lot #1 is not a buildable lot, seconded by Jay Weisensale. In a vote of 4 to 1 the Motion carried. Darrell Raubenstine opposed the motion.

B. Motion for a favorable recommendation to grant the developer's extension request for Whitetail Ridge LLC/Grayson P. Amy J. Wingert – Minor Final Subdivision Plan through January 22, 2020.

Andy Hoffman made a motion for a favorable recommendation to the Board of Supervisors to grant the developer's extension request for Whitetail Ridge LLC/Grayson P. Amy J. Wingert – Minor Final Subdivision Plan through January 22, 2020, seconded by Darrell Raubenstine. Motion carried.

SIGNING OF APPROVED PLANS

None at this time.

SKETCH PLANS

A. Belmont Ridge Phase V – 205 Lots - Sketch Plan

Scott Barnhart of Burkentine and Sons Builders and Ed VanArsdale from Warehaus Engineering representing the developer for Belmont Ridge Phase V came before the Planning member to discuss the Belmont Ridge Phase V – 205 Lots - Sketch Plan and the need for the cul-de-sacs for this phase of the Belmont Ridge Subdivision.

OTHER BUSINESS

None at this time.

PUBLIC COMMENT

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

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NEXT MEETING

The next scheduled meeting for the Planning Commission is Thursday, October 17, 2019 at 6 p.m.

ADJOURNMENT

Jay Weisensale made a motion to adjourn at 7:10 p.m., seconded by Andy Hoffman. **Motion carried.**

Respectfully Submitted,

Miriam E. Clapper, Recording Secretary

Chairman