South Londonderry Township

Planning Commission

Meeting Minutes

October 20, 2020

**Call to Order**

The meeting was called to order by Chairman Donnelly at 7:00 p.m. and was followed by the Pledge of Allegiance.

**Attending Members:**

Sean Donnelly

John Van Zant

Bill Bova

Bret Haldeman

Jim Kreiser

Dawn Blauch

Jeff Kennedy (Absent)

**Attending Staff:**

John Eberly, Township Manager Frank Chlebnikow, Engineer

**Public Input:**

* **Pat Krebs** – Advocated on behalf of the Lebanon County Bicycle Coalition for safer biking and pedestrian areas along South Lingle Road as PennDOT begins to perform work on this road. Also, she reminded the Planning Commission of the June 2006 pedestrian walking trail map which was approved by Township to assist with safely joining neighborhoods throughout the Township.
* **Jane Popko** – Inquired to the Planning Commission from the January 16, 2020 meeting about having an updated Township Map prepared by Rettew.

**Manager Report:**

Eberly provided updates that Rettew structural engineers have inspected seven (7) South Londonderry bridges and will provide a report of specific findings and recommendations before the end of the month. Preliminary indications are that no major structural deficiencies exist.

**Minutes:**

A motion was made by Kreiser, seconded by Blauch to approve the minutes including recommended edits of the September 15, 2020 Planning Commission meeting. Motion carried.

**Correspondence:**

* Board of Supervisors Meeting Minutes (September 8, 2020)
* Board of Supervisors Workshop Minutes (September 23, 2020)
* Authority Minutes (October 1, 2020)

**Old Business**

1. Forge Road RV Storage – Land Development Plan-

Betsy Davison, H. E. Black& Associates provided some background on the RV Storage Plan updates along with the requested waivers/deferments. Much discussion was held regarding the consideration for curbing and the widening of the road on the south side of Hinkle Road adjacent to the proposed RV Storage Facility.

**Waiver/Deferments:**

A motion was made by Blauch, seconded by Bova to recommend approval of waiver to allow the 0.0% slope on the equalization pipe in the detention basin under Section 306.A.3 (Stormwater), pipes and conveyance facilities, with the recommend language to the O&M Plan per Rettew’s comments on the October 14, 2020 letter. Motion carried.

**Land Development Plan:**

A motion was made by Blauch, seconded by Bova to recommend the approval of the Land Development Plan subject Rettew’s comments on the October 14, 2020 letter. The motion failed to be approved as it ended in a 3-3 vote with Blauch, Bova and Haldeman casting ‘yes’ votes, while Donnelly, Kreiser and Van Zant voted against the motion.

**Waiver/Deferments:**

A motion was made by Blauch, seconded by Kreiser to recommend a deferment of waiver for curb, sidewalks and street widening of the south side of Hinkle Road per Section 4.06 Streets and Roads, pending the Township’s solicitor and Board of Supervisor’s review. Motion carried 4-2 with Donnelly and Haldeman casting dissenting votes.

**Land Development Plan:**

A motion was made by Bova, seconded by Blauch to recommend the approval of the Land Development Plan subject Rettew’s comments on the October 14, 2020 letter. Motion was approved on a 5-1 vote with Donnelly casting the dissenting vote.

**Request of Waiver & Non-Building Declaration**:

A motion was made by Bova, seconded by Haldeman to approve signing the Request for Planning Waiver & Non-Building Declaration form required by DEP. Motion carried.

**New Business -** None

**Good & Welfare:** None

**Adjournment:** There being no other business before the Planning Commission, a motion by Blauch, second by Kreiser to adjourn. Motion carried. 7:58 p.m.

**Next Meeting:** November 17, 2020

**Respectfully submitted by:** John Eberly, Township Manager