

LANCASTER TOWNSHIP PLANNING COMMISSION
1240 MAPLE Avenue
Lancaster PA 17603

MEETING MINUTES – August 20, 2013

CALL TO ORDER

The regular meeting of the Lancaster Township Planning Commission (LTPC) was held Tuesday, August 20, 2013 at the Lancaster Township Municipal Building. The meeting was called to order at 7:00 p.m. by LTPC Chairman, Melissa Kelly, with the following LTPC members in attendance: Glenn Ebersole, Richard Hendricks, Gordon Reed and Angie Sowers. Members Gary Jones and Tom Waters were excused. Also in attendance were Tom Daniels, Lancaster Township Zoning Officer, Rebecca French, Planning & Zoning Assistant, Gwen Newell, Lancaster County Planning Commission, Ben Webber, Township Engineer from Rettew Associates, and Brian Cooley, DC Gohn Associates.

July 16, 2013 LTPC Field Trip Recap

Public Participation or Comments

None

SUBDIVISION/LAND DEVELOPMENT PLANS

LTPC # 247: CJPS, LLC Apartments (New Danville Pike Apartments) Final Subdivision and Land Development Plan Brian Cooley of DC Gohn Associates stated that the PennDOT Highway Occupancy permit for the proposed increase in use of the existing driveway at the New Danville Apartment site was delivered to his office earlier in the day. He reviewed three (3) options of the waiver to provide curbing around the landscape islands in the parking lot.

A discussion ensued and the LTPC agreed that they prefer Option 3, *to provide landscape boulders with rock excavated from the site*, for the curbing around the landscape islands. Mr. Cooley agreed with the LTPC that the landscape design will include native plants.

Mr. Cooley and the LTPC reviewed and discussed the modifications and recommendations as stated in Rettew's most recent review letter.

Ms. Kelly asked if there was a motion to recommend approval of the Final Plan and modifications to the Board of Supervisors. Glenn Ebersole made a motion to recommend approval of the Final Plan and modification for the New Danville Pike Apartments to the Board of Supervisors with the stipulation that the applicant satisfy the conditions as stated in Rettew's letter dated July 25, 2013. Angela Sowers seconded the motion. Motion carried.

Old Business: SALDO Revisions

It was agreed that the LTPC members would have all of their comments and changes to the SALDO completed and ready to give to Tom Daniels by the next LTPC meeting on September 17, 2013. Mr. Daniels will consolidate the LTPC's comments/changes of the SALDO and prepare a summarized draft to present to the Lancaster County Planning Commission for an informal review.

New Business:

Mr. Daniels stated that no Subdivision and Land Development plans have been received for review at next month's meeting.

Adjournment:

The meeting was adjourned at 8:25 p.m. The next regularly scheduled LTPC meeting will be held on Tuesday, September 17, 2013 at 7 p.m.

Respectfully submitted,

Angie Sowers
Secretary