

**WEST DONEGAL TOWNSHIP
PLANNING COMMISSION MINUTES**

Meeting of April 10, 2014

The regular meeting of the West Donegal Township Planning Commission was called to order at 7:00 p.m. by Vice-Chairman Don Kreider with the Pledge of Allegiance, a moment of silent prayer and the announcement that the meeting is being taped for minute taking purposes. Commission members present were Eric Kreider, John Brandt, and Phil Dunn. Wayne Miller was absent. Also in attendance were Gene Oldham, Township Manager; and Jennifer Prunoske of Hanover Engineering Associates, Inc. (HEA).

MINUTES: The minutes of the February 20, 2014 meeting were approved on a **Dunn/Brandt** motion. Motion carried.

PUBLIC COMMENTS: Bob Gruber questioned what is being done regarding the flooding of Bainbridge Road near the entrance to the Willowood Swim Club. Mr. Oldham noted that this issue is on the agenda for the Board of Supervisors' meeting scheduled for Monday, April 14, 2014.

AGENDA ITEMS:

1. **Stoneybrook Phase 1B, Final Subdivision Plan, Dave Schreder, RLA, D.C. Gohn Associates, Inc. 3rd Review.** Mr. Schreder, Engineer representative, and Bob Gruber, owner, were on hand to represent the plan. Review letters were provided by HEA, dated April 10, 2014, and Township Solicitor, Josele Cleary, dated March 20, 2014.

Mr. Schreder explained the new items that were added or will be impacting the plan since it was submitted for this review. They included:

- Perc tests and analysis reports were prepared including the placement of rain gardens.
- Wetlands analysis report.
- Plans have been submitted to EAWA and ERSAs for review. Still awaiting ERSA comments.
- Plans will be submitted shortly to LCCD as they were awaiting on the perc tests and analysis reports prior to that submittal.

Several items were discussed:

- The \$1,150.00 impact fee per unit will be paid as each unit is being built.
- Per Ms. Prunoske delete comment 30, page 6, in HEA's review letter as a traffic study is not applicable to this review.
- A request and subsequent discussion regarding the possibility of marking wetlands for mowing purpose.

- Discussion on the park area being dedicated to the Township, including the lot size of the park; the waterless restroom facility, and tot lot.
- Discussion on the trail system including future connections for the next phase and ADA non-compliance signs.

Ms. Prunoske questioned that status/reapplication of the expired NPDES permit. Mr. Schreder replied that is going to be submitted again from the beginning and will be for Phase 1B only.

An **E. Kreider/Dunn** motion was made to table the plan. Motion carried.

DISCUSSION ITEMS: None

FOR GOOD OF ORDER: None

ADJOURNMENT: A **Brandt/E. Kreider** motion was made to adjourn the meeting at 7:40 p.m. Motion carried.

Submitted by:

John Brandt
Secretary