

**WEST DONEGAL TOWNSHIP  
PLANNING COMMISSION MINUTES**

Meeting of September 12, 2013

The regular meeting of the West Donegal Township Planning Commission was called to order at 7:00 p.m. by Chairman Wayne Miller with the Pledge of Allegiance and a moment of silent prayer. The meeting was a joint meeting with the Board of Supervisors as advertised. Commission members present were Wayne Miller, Don Kreider, John Martin, Eric Kreider, and John Brandt. Also in attendance were Gene Oldham, Township Manager, and Jennifer Prunoske, PE, of Hanover Engineering, Inc. (HEA).

**MINUTES:** The minutes of the August 8 meeting were approved on a **Brandt/D. Kreider** motion. Motion carried.

**PUBLIC COMMENTS:** None

**AGENDA ITEMS:**

Wayne Miller dismissed himself as Chairman and turned the chair position over to Don Kreider.

1. Final Subdivision Plan for Stoneybrook Phase 1B and Lot Add-on Plan, Todd Smeigh, D.C. Gohn Associates, Inc. (2<sup>nd</sup> Review). Todd Smeigh was on hand to present the plan. Plan review comments were provided by HEA in a letter, dated September 11, 2013. Mr. Smeigh explained that there was a Zoning Hearing with the decision that granted non-conformity for the creation of Lot 118 to include conditions as specified within the decision.

Mr. Smeigh stated that the developer is requesting three modifications from the Stormwater Ordinance.

- a. Section 190-23.H – Minimum Pipe Size of 18-Inches
- b. Section 190-23-F – Gutter Depth at Intersections in Driveway
- c. Section 190-20.M – Peak Flow Rate Reduction

There was a general discussion on the plan, right-of-ways, sewer, and agreements required. Mr. Smeigh also shared an updated Traffic Assessment, dated September 5, 2013, by John M. Schick of Rettew Associates, Inc.

The Township recommended a written 90-day extension letter be provided by the consultant. Mr. Smeigh agreed.

On a **Martin/Brandt** motion, the modifications were approved. Motion carried on a 4-0 vote with Mr. Miller abstaining from the vote.

On a **Martin/Brandt** motion the plan was tabled with the stipulation that the developer/consultant supply the Planning Commission with a written 90-day time

extension for plan review. Motion carried on a 4-0 vote with Mr. Miller abstaining from the vote.

D. Kreider turned the meeting back over to W. Miller.

2. Discussion of North Market Street and Zeager Road Intersection Expansion, Todd Smeigh, D.C. Gohn Associates, Inc. In a letter, dated September 5, 2013, HEA provided stormwater compliance review comments.

Mr. Smeigh provided the history of proposed Phase 2 of the Conewago Industrial Park intersection improvements for this intersection. He said 2012 was spent securing the right-of-ways from the property owners. He said that PennDOT has issued the Highway Occupancy Permit. He went on to explain there are wetlands involved creating an increase in the impervious area; therefore, additional time will be needed to obtain the Joint Permit from DEP.

Mr. Smeigh went on to say that they are requesting 4 modifications.

- a. Section 192-20.F – Downstream Property Notification
- b. Section 190-20.M – Peak Rate Discharge
- c. Section 190-23.H – Minimum Pipe Diameter
- d. Section 190-23.V – Perpendicular Storm Sewer Crossings

There was a brief discussion of the intersection expansion project.

On a **D. Kreider/Martin** motion the modifications were granted contingent upon the adherence to the HEA review letter, dated September 5, 2013.

A **D. Kreider/Brandt** motion was made to recommend approval of the plan contingent upon addressing the comments in HEA's letter, dated September 5, 2013. The motion also included passing the plan onto the Board of Supervisors. Motion carried.

3. Revised Storm Water Management Ordinance – Jennifer Prunoske, PE, gave an update of the revisions to the Storm Water Management Ordinance. There was a lengthy discussion of these revisions and additional comments.

**DISCUSSION ITEMS:** None

**FOR GOOD OF ORDER:** None

**ADJOURNMENT:** The meeting was adjourned at 10:30 pm on a motion by **D. Kreider/E. Kreider**. Motion carried.

Submitted by Gene Oldham for:

John Martin II  
Secretary