

Maidencreek Township Planning Commission
Wednesday, June 4, 2014

Attending: Jim Schoellkopf, Joel High, David Anspach, Matt Davenport, Eugene Orlando, Jr. – Orlando Law Office, Thomas Unger – Systems Design Engineering and Diane Hollenbach – recording secretary

Guests: Scott Miller, Chris Bradley

Jim Schoellkopf called the Maidencreek Township Planning Commission Regular Meeting to order at 7:00 p.m. and asked everyone to rise for the Pledge to the Flag.

APPROVAL OF THE AGENDA

A motion was made by David Anspach to approve the agenda for the Maidencreek Township Planning Commission Regular Meeting. The motion was seconded by Joel High. Hearing no questions on the motion, all voted in favor and the motion passed unanimously.

APPROVAL OF PRIOR MEETING MINUTES

A motion was made by Joel High to waive the reading of the May 7, 2014 meeting minutes and approve the minutes as presented. David Anspach seconded the motion. Hearing no questions on the motion, all voted in favor and the motion passed unanimously.

ACCEPTANCE OF PLANS - None

COMMUNICATION – A letter to Penn DOT concerning proposed roundabouts on Rte. 222 from Kaplan Stewart representing the developer of the Crossing at Maidencreek a proposed 600,000 square foot shopping center was distributed.

PUBLIC COMMENT – None

ENGINEER'S AGENDA

Esbensshade Greenhouse Time Extension

A motion was made by Joel High to recommend that the Board of Supervisors accept the developer's letter granting a time extension until September 28, 2014 for the review of the Esbensshade Greenhouse Land Development Plan. The motion was seconded by David Anspach. Hearing no questions on the motion, all voted in favor and the motion passed unanimously.

Bradley Annexation Plan – The second review for the Bradley Annexation was completed by Systems Design Engineering prior to the meeting. There was only one comment on the review letter pertaining to the 50 foot easement and the extinguishment of two existing easements. Mr. Bradley stated that the 50 foot easement is to provide access to the area above the driveway to his potential well site so he can perform any required maintenance to trees. Mr. Orlando stated that the extinguishment of the two existing easements require the owner of the property of whom the easements are in favor. Mr. Bradley confirmed that nothing is changing with the location existing driveway that the DeCaesars use to access their property and therefore extinguishing the easements does not interfere with their access.

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A motion was made by Matt Davenport to recommend that the Board of Supervisors approve the Bradley Annexation Plan contingent upon completion of the outstanding items in the May 23, 2014 Systems Design Engineering, Inc. review letter, which is incorporated by reference and with the extinguishment of easements and combination deed for the boundary to be recorded simultaneously with the plan. The motion was seconded by Joel High. Hearing no questions on the motion, all voted in favor and the motion passed unanimously.

SOLICITOR'S REPORT – Mr. Orlando asked if the Custom Milling Warehouse Plan Highway Occupancy Permit had been received. Tom Unger stated that he had seen the latest review letter and it was fairly extensive. He estimated that the building would be completed at the current pace in about three months.

Having no other business, a motion was made by David Anspach to adjourn the regular meeting. Matt Davenport seconded the motion. Hearing no questions on the motion, all voted in favor and the motion passed unanimously. Meeting adjourned at 7:14 p.m.

Respectfully Submitted,

Diane E. Hollenbach, secretary

CC: Board of Supervisors
Planning Commission
Park & Recreation
Authority

Tom Unger, SDE
Eugene Orlando, Solicitor
Patrick Donovan
Zoning Hearing Board & Alt.

Barbara Hassler
Chief Scott Eaken
Dan Miller