

Maidencreek Township Planning Commission
Wednesday, June 2, 2010

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

Guests: Marlin Seyler, Linda Fritzinger, Kathy Greiss, Ian Greiss, Connor Greiss, Adam Berish, Caesar Vasquez, Joe Guidara

Jim Schoellkopf called the Maidencreek Township Planning Commission regular meeting to order at 7:31 p.m. in the Maidencreek Township Municipal Building and asked everyone to rise for the Pledge to the Flag.

APPROVAL OF THE AGENDA

A motion was made by Dave Anspach, seconded by Joel High, to approve the agenda for the Maidencreek Township Planning Commission regular meeting. The Chairman asked for public comment on the motion. Hearing none, all members voted, “Aye.” Motion carried.

APPROVAL OF PRIOR MEETING MINUTES

A motion was made by Dave Anspach, seconded by Matt Davenport, to waive the reading of the May 5, 2010 regular meeting minutes and approve the minutes as presented. The Chairman asked for public comment on the motion. Hearing none, all members voted, “Aye.” Motion carried.

ACCEPTANCE OF PLANS - None

COMMUNICATIONS – There is a class on Vegetative Buffers for Poultry and Livestock in Oley offered by Penn State. Any Commissioner interested in attending should register by June 8th.

PUBLIC COMMENT – None.

ENGINEER'S AGENDA

SUBDIVISION STATUS CHECKLIST

A motion was made by Matt Davenport, seconded by Joel High, to recommend the Board of Supervisors accept the time extension until September 10, 2010 for the Village at Summit Crest Preliminary Plan and the Village at Summit Crest Final Plan. The Chairman asked for public comment on the motion. Hearing none, all members voted, “Aye.” Motion carried.

PLAN REVIEWS

Moyer Subdivision 2 Final Plan – Tom Unger distributed the May 28, 2010 Systems Design Engineering, Inc. review letter. The Moyer Subdivision is a two lot subdivision on Snyder Road with an existing residence, which will be on lot 1 and the residue, Lot 2, which will remain farm land. Everything on the plan is in compliance with the Zoning Ordinance. The plans have been submitted to Ontelaunee Township. Three waivers have been requested to allow the existing stone driveway, to keep the existing width of Snyder Road, and to not set two rear monuments because the property will be farmed and the monuments may be plowed up.

The planning module waiver and non-building declaration must be signed by the Twp and submitted to the PA DEP. Plans must be signed and sealed. Mr. Snyder of Berks Surveying stated

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that Ontelaunee Township will not review the plan. Mr. Orlando believes that they will still need to sign the plan.

A motion was made by Dave Anspach, seconded by Joel High, to recommend that the Board of Supervisors grant a waiver to Chapter 190, Section 190-33 of the Code of Maidencreek Township, which requires driveways to be paved for the first twenty feet from the cart way. The Chairman asked for public comment on the motion. Hearing none, all members voted, "Aye." Motion carried.

A motion was made by Matt Davenport, seconded by Joel High, to recommend that the Board of Supervisors grant a waiver to Chapter 190, Section 190-32B(1) of the Code of Maidencreek Township, which requires expanding the existing cart way width of Snyder Road and Orchard Road. The Chairman asked for public comment on the motion. Hearing none, all members voted, "Aye." Motion carried.

A motion was made by Matt Davenport, seconded by Joel High, to recommend that the Board of Supervisors grant a waiver to Chapter 190, Section 190-36 of the Code of Maidencreek Township, and not require the setting of two rear property monuments. The Chairman asked for public comment on the motion. Hearing none, all members voted, "Aye." Motion carried.

A motion was made by Matt Davenport, seconded by Dave Anspach, to recommend that the Board of Supervisors grant final plan approval to the Moyer Subdivision 2 Plan conditional upon the satisfaction of the May 28, 2010 SDE review letter, which is incorporated by reference, and a letter indicating approval or waiver of the review of the plan from Ontelaunee Township. The Chairman asked for public comment on the motion. Hearing none, all members voted, "Aye." Motion carried. Tom Unger asked the applicant's engineer to set the monuments before coming to the Supervisors for final plan approval. SDE would like to be onsite when the monuments are set.

SOLICITOR'S COMMENTS – Gene Orlando asked how the Joint Planning meetings are progressing. Jim Schoellkopf stated that the next meeting is next Monday and the municipalities will be discussing transportation issues. Matt Davenport explained the Joint Planning process between Maidencreek Township, Fleetwood Borough and Richmond Township for the benefit of the audience, which included students from Fleetwood High School observing the meeting for a government class.

OLD BUSINESS - None

NEW BUSINESS - None

Having no other business, a motion was made by David Anspach, seconded by Matt Davenport, to adjourn the regular meeting. The Chairman asked for public comment on the motion. Hearing none, all members voted, "Aye." Motion carried. Meeting adjourned at 7:53 p.m.

Respectfully Submitted,

Diane E. Hollenbach, secretary

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CC: Board of Supervisors Tom Unger, SDE Barbara Hassler
Planning Commission Eugene Orlando, Solicitor Chief Scott Eaken
Park & Recreation Patrick Donovan Dan Miller
Authority Zoning Hearing Board & Alt.