



HEIDELBERG TOWNSHIP PLANNING COMMISSION Meeting Minutes 4-26-21

Planning Commission members present: Mark Steidinger, Priscilla Brennan, Donald Billig, Brian Alnutt, Teena Bailey and Lucas Savage. Also present were Janice Meyers, Dawn Didra and Chris Noll. Patti Fenstermacher was absent.

Motion by Don Billig, seconded by Teena Bailey to approve the minutes of the March 29, 2021 meeting. Motion carried.

Public Comment:

None

Plan Review Unfinished Business:

None

Plan Review New Business

1. Robert R. Jr. and Anne Louise Hicks – Major Subdivision – Preliminary/Final – Plan was represented by Kim Moore from Barry Isett and Associates, via Zoom, and by Sean and Elizabeth Moyer. Review of Chris Noll, KCE's letter dated 4/22/21: 1. Access easement for farm road. Mr. Moyer explained that the Frey family never used this road for access to their property, they have another access road. 2. Benchmark will be provided. 3. Lot area for Lot 2 will be added. 4. Even though a planning module waiver was submitted, a sewage planning module #1 will be required for Lot 1. 5. A storm drainage plan may be waived until the issuance of the building permit. If over 10% of lot coverage will be used to build home than a drywell would be required. Waiver request submitted. 6. Grading plan may be deferred by Board of Supervisors until building permit is issued. Waiver request submitted. 7. Landscape plan required unless waived/deferred by Board of Supervisors. Waiver request submitted. 8. Erosion and sedimentation plan is required unless waived/deferred by Board of Supervisors. Waiver request submitted. 9. SALDO wording regarding monuments and certification will be added 10. Access easement already discussed. 11. Planning module already discussed. 12. DEP planning module approval letter required. 13. Pins or monuments must be place. 14. LVPC review letter is required. 15. Recreation fee and unimproved road fee for Lot 1 required. Teena Bailey commented that the name Frey is misspelled on the plan. Dawn Didra as zoning officer has no additional comments. Kim Moore had no additional comments. Motion by Brian Alnutt, seconded by Priscilla Brennan to recommend acceptance of the waiver requests and accept plan dated 4/1/21 as preliminary and final conditioned on Chris Notll's letter dated 4/22/21 comments being met. Motion carried.

Other Business:

None

Adjourn Meeting:

Motion by Luke Savage, seconded by Teena Bailey to adjourn the meeting at 7:53pm. Motion carried.

Respectfully submitted,

Janice M. Meyers, Recording Secretary