

WEST HEMPFIELD TOWNSHIP PLANNING COMMISSION

Minutes of June 18, 2020 – 7:00 PM

The regular meeting of the West Hempfield Township Planning Commission was held at the West Hempfield Township Municipal Building, 3476 Marietta Avenue. Vice Chairman Jim Stuckey called the meeting to order at 7:00 PM and led the Pledge of Allegiance. The public was permitted to attend in-person or remotely via Zoom (video and audio), with instructions provided at the Township's internet website. The agenda posted to the Township's website and posted on the front window of the Township Building advised of the public's ability to attend in-person or remotely. Also, physically present at the meeting were Commissioners Joel Wamsley and Amanda Hood, and the Township Manager Andrew Stern. In attendance remotely via Zoom was Township Engineer Melissa Kelly. There were two other people viewing on Zoom, identified as Heather, and Dan, but they did not speak.

I. Pledge of Allegiance

II. Minutes

Motion: A motion was made by Mr. Wamsley, and seconded by Mrs. Hood, to approve the minutes of March 19, 2020. **Carried 3-0.**

III. Communications

Vice Chairman Stuckey asked the members if there were any communications. There were no communications to report.

IV. Briefing Items - None

V. Agenda Items

A. Koller Concept D Sketch Plan Discussion

Mr. Mark Stanley of McMess Wallace & Nurick LLC; Bill Swiernik of David Miller Associates; Bob Riahi from Millfield Construction informed the members that Millfield Green LLC, is the beneficial owner of 20 acres of land located on the north side of Marietta Avenue and Bridge Valley Road. The tract is in the Rural Zoning District. They are proposing a planned community of +/- 79 townhomes. To accomplish the proposed land development, they intend to request that West Hempfield Township rezone the property to R-3 and they shall then seek to acquire 4-/-19 TDRs. The proposed residential development will have road access from Marietta Avenue as well as from Bridge Valley Road, directly across from Heather Lane. The project will require a DEP General NPDES Permit as well as a DEP Sewage Facility Planning Module for water/sewage usage.

A discussion was held between the applicants, members, and Mr. Koller regarding the history of the property. The members indicated the concept meets the spirit of where the Township wants to see growth and look forward in seeing the plan soon.

Vice Chairman Stuckey asked if there was any public comment, being none, he continued on with the meeting.

**West Hempfield Planning Commission
Minutes of June 18, 2020**

VI. The next regular meeting will be held on July 16, 2020 at 7:00 P.M.

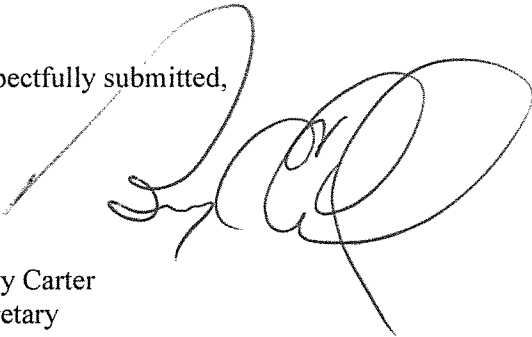
VII. Adjournment

Vice Chairman Stuckey called for a motion to adjourn the meeting.

Motion: A motion was made by Mr. Wamsley, seconded by Mrs. Hood, to adjourn the meeting. **Carried 3-0.**

Vice Chairman Stuckey adjourned the meeting at 7:50 PM.

Respectfully submitted,

A handwritten signature in black ink, appearing to read 'Barry Carter', written in a cursive style. The signature is positioned to the right of the text 'Respectfully submitted,'.

Barry Carter
Secretary