

WEST HEMPFIELD TOWNSHIP PLANNING COMMISSION

Minutes February 15, 2024—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. Prior to the meeting, Director of Finance, Amy Slutter, administered the Oath of Office to new member, Rick Delgiorno, who had to leave prior to meeting. Alternate member, Robert Skuya, was asked to fill in. Chairman John Rodman called the meeting to order at 7:00 PM and led the Pledge of Allegiance. Also physically present at the meeting were Commissioners James Stuckey, Carl Manelius, Donna Bushong, and Susan Dicklitch-Nelson, as well as Township Director of Planning Lindsay Gerner, Township Director of Land Use Dwayne Steager, and Township Director of Finance Amy Slutter.

- I. **Rick Delgiorno Oath of Office**
- II. **Pledge of Allegiance**
- III. **Robert Skuya & Susan Dicklitch-Nelson Oath of Office**
- IV. **Reorganization**

Nomination and Election of Officers

**Motion:** A motion was made by Mr. Skuya, and seconded by Mr. Manelius, to appoint Mr. Rodman as Chairman of the West Hempfield Township Planning Commission for 2024.

**Carried 5-0**

**Motion:** A motion was made by Mr. Manelius, and seconded by Mr. Skuya, to appoint Mr. Stuckey as Vice Chairman of the West Hempfield Township Planning Commission for 2024.

**Carried 5-0**

**Motion:** A motion was made by Mr. Stuckey, and seconded by Mr. Manelius, to appoint Mr. DelGiorno as Secretary of the West Hempfield Township Planning Commission for 2024.

**Carried 5-0**

**2024 Meeting Schedule was acknowledged.**

- V. **Approval of Minutes for November 16, 2023 Meeting**

**Motion:** A motion was made by Mr. Stuckey, and seconded by Mr. Manelius, to approve the minutes for the November 16, 2023 Planning Commission meeting. **Carried 4-0.**

- VI. **Communications**

None.

- VII. **Comments from the Public-** There were no comments from the public.

- VIII. **Plans**

- 1. **WHT 01-2024 Hain Celestial  
Waiver Request for Land Development Plan  
Applicant: Stewart & Tate  
Location: 3775 Hempland Rd  
Zone: I-2 – 13.582 acres**

The applicant proposes to construct 4 concrete pads limited to less than 500 sq. ft. of impervious cover in order to install dust collection/air filtration equipment on the outside of an existing building.

**Requested Modifications:**

**SUBDIVISION AND LAND DEVELOPMENT ORDINANCE**

A. Section 303 – Formal Application – Subdivision or Land Development Plan

The applicant has requested a waiver of the requirement to process a formal Land Development Plan and in the alternative has provided a stormwater management exemption and site exhibit. The applicant is proposing the addition of approximately 460 SF of impervious area associated with concrete pads for a proposed dust collection/air filtration system to serve the existing building. No new buildings are proposed.

Motion: A motion was made by Mr. Stuckey, seconded by Mr. Skuya to approve this modification based upon the justification and alternative provided with the condition that the date, final action and any conditions of approval by the Board of Supervisors on the approved waiver/modification request is included on the plan. **Carried 5-0**

**IX. Updates – None**

**X. The next regular meeting will be held on March 21, 2024 at 7:00 P.M.**

**XI. Adjournment**

**Motion:** A motion was made by Mr. Manelius, and seconded by Mr. Stuckey, to adjourn the meeting. **Carried 5-0.**

Chairman Rodman adjourned the meeting at 7:15 PM.

Respectfully submitted,

Rick DelGiorno  
Secretary