

Wheatfield Township Planning Commission

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Meeting Minutes

April 9th, 2019

Attendance Members:

Jeremiah Ferguson, Paul Finkenbinder, Dave Jenkins, David Mills, Bob Rhoades

Attendance Others:

Lester Nace (Zoning Officer), Jerry Spease (Twp. Engineer), Barry Schrope (BOS), Jim Fuller (BOS), Harry R. Roush 2nd, John Zeiders, Lucina Zeiders, Joe Burget Jr. (Burget & Associates)

Agenda:

Consideration of the March 12th, 2019 minutes

Public Comment

Correspondence

Roush Subdivision Plan

Adjournment

The meeting was called to order at 7:00 PM by Bob Rhoades.

The March 12th, 2019 minutes were approved as presented.

Paul made the motion to approve the March minutes, Bob 2nd, all were in favor.

Public Comment:

None

Correspondence:

None

Discussion:

The Roush Subdivision Plan was the first item for discussion.

Joe Burget Jr. again presented the plan for review by the WTPC.

This plan was tabled at the February meeting and then withdrawn at the March meeting due to several unresolved issues concerning a driveway permit for a new driveway, a "proposed" ROW shown on previous plans, a second driveway being used to access an existing lot, and ownership of the property.

A short discussion regarding sight distance and current Twp. ordinances was resolved and Lester stated he will issue a permit for it to be constructed.

The next outstanding item was the "proposed" ROW that was shown on 2 separate plans, one from April 30th, 1974 and another from July 6th, 2009.

Lucina Zeiders presented a letter she drafted stating that being the proposed buyer of the Roush Estate she has no interest in the ROW on previous plans and it should be removed from the current plan.

Another outstanding item was a 2nd, driveway being used for access to an existing lot, which is against Twp. Ordinances that state only one driveway is permitted per lot. This was discussed and resolved with a note on the plan stating when this parcel is sold and the deed transfers to another party one of the driveways will be abandoned thus conforming it to current Twp. Ordinances.

The ownership of the property was also resolved with Harry R. Roush 2nd, being the executor of the estate.

A motion was then made to grant the 4 AOR's that were requested. Paul made the motion to approve the AOR's, Dave J. 2nd, all were in favor.

A motion was then made to "Approve" the plan pending the additions that were discussed.

Dave J. made the motion for "Approval" of the plan presented with the inclusion of the additions requested, Paul 2nd, all were in favor.

This plan will now go to the BOS for final approval with a recommendation from the WTPC for approval of the plan.

Other Action:

Jim Fuller gave an update from PA DOT concerning a proposed roundabout at Mecks Corner.

With no further agenda items or discussion a motion was made to adjourn at 7:55 PM.

Dave J. made the motion to adjourn, Jeremiah 2nd, all were in favor.

The next meeting will be May 14th, 2019 at 7:00 PM.

Respectively Submitted,
David Mills