

EAST LAMPETER TOWNSHIP
PLANNING COMMISSION MINUTES
2250 Old Philadelphia Pike, Lancaster, PA 17602

July 19, 2022

The regular meeting of the East Lampeter Township Planning Commission was held on Tuesday, July 19, 2022 at the East Lampeter Township Office, 2250 Old Philadelphia Pike, Lancaster, PA 17602. The statement of recorded meetings was played for all in attendance. Chairman Darrel Siesholtz called the meeting to order at 7:01 pm followed by the Pledge of Allegiance. Other members present were Mr. Randy Patterson, Dr. Gerald Huesken, and Mr. Jason Dagen. Mr. Colin Siesholtz, Director of Planning, Mr. David Sinopoli, Assistant Zoning Officer, and Alecia J. Hair, Administrative Assistant were also in attendance. Ms. Sarah Rider was unable to attend.

Public Present in Public Meeting Room:

Dave Madary, Derck & Edson
Kyle Stauffer, Derck & Edson
Troy Hurst, Derck & Edson
Claudia Shank, McNees Wallace, Nurick
Tony Seitz, High Associates
David Miller, Rettew Associates

Public Present via ZOOM:

Barb Huesken

Minutes:

The minutes of the June 14, 2022 Planning Commission Meeting were approved on a motion by Mr. Patterson and a second by Dr. Huesken, all voting in favor.

Old Business:

- a. None

New Business:

a. **#2022-04: Lancaster Mennonite School-Final LD Plan/Lot Add On: 2176 Lincoln Highway East:** Mr. Kyle Stauffer of Derck & Edson presented the plan on behalf of Lancaster Mennonite School. Mr. Stauffer described the plan to include a small building addition for entrance to High School, additional parking, and a twelve (12) foot pervious pavement walking trail. The walking trail will connect to the Route 30 streetscape plan. David Miller/Associates review letter dated June 20, 2022 was discussed and Mr. Dave Madary stated items have been addressed. The Lancaster County Planning Department review letter dated March 8, 2022 also refers to items which have been addressed and verbally approved by the Township Engineer. Dr. Huesken inquired about the timeline for completion date to which Mr. Troy Hurst of Lancaster Mennonite School answered the hope is to be completed before school starts August 22, 2022.

On a motion by Mr. Patterson to approve based on the David Miller/Associates letter dated June 20, 2022 and Lancaster County Planning Department letter dated March 8, 2022, the motion was seconded by Dr. Huesken with all voting in favor by unanimous voice vote.

b. **#2021-17-Greenfield North Phase III (ZYE)-Final Subdivision/LD Plan:** Ms. Claudia Shank, Tony Seitz, and Mr. David Miller presented the updated revisions. A review letter dated June 14, 2022 from HRG Associates was reviewed. Discussion regarding the removal of 59 parking spaces with further explanation of other parking removal options which were not conducive for the stormwater management systems.

Mr. Patterson made a motion to recommend approval for #2021-17 Greenfield North, Phase III based on the David Miller/Associates letter dated July 7, 2022 granting pedestrian easements and to grant mountable curbs at Greenfield Road and Ben Franklin Boulevard in order to meet the local Fire Department requests as well as addressing the general Zoning notes of with the Township Zoning Officer. With a second by Mr. Dagen, the motion passed by unanimous voice vote.

Briefing Items:

- a. None

Other Business:

a. **Upper Leacock Township Zoning Map Change-61 Hess Road, Leola: Zook Yoder**
Mr. Colin Siesholtz stated the Planning Commission will see documents regarding a zoning change of property located in neighboring municipality, Upper Leacock Township.

Announcements:

- a. None

Adjournment:

On a motion by Dr. Huesken and a second by Mr. Dagen with all voting in favor, the meeting was adjourned at 7:57 pm. The next Planning Commission meeting will be held on Tuesday, August 9, 2022 at 7:00 pm in the East Lampeter Township Office, 2250 Old Philadelphia Pike, Lancaster, PA, 17602 and via ZOOM, check the Township website at www.eastlampetertownship.org for more information.

Respectfully submitted,

Colin Siesholtz
Director of Planning/Zoning Officer