

EAST HEMPFIELD TOWNSHIP  
PLANNING COMMISSION  
MINUTES

**DATE & TIME:** March 14, 2018 7:00 p.m.

**Present:** Dwight Rohrer, Ann Byrne, Jim Hackett,  
Andy Weaver, Mike Lehr, Bryan Biggs,  
Linda DiPerna (alternate)

**Absent:** Jim Fullerton

**Alternates Present:** Brent Detter, Matthew Pawlikowski

**Others Present:** Jon E. Beck, Director of Development Services  
Scott Hain, DM/A

**Call to Order and Pledge of Allegiance** – The meeting was called to order by Dwight Rohrer, Vice-Chairman, at 7:00 p.m. followed by the Pledge of Allegiance.

Mr. Rohrer stated that Linda DiPerna (alternate) will be a voting member at tonight’s meeting.

**Public Comment** – None

**Minutes**

Mrs. Byrne made a motion to approve the February 14, 2018 minutes as written. Mr. Hackett seconded the motion. Motion carried 5-0-2 with Mr. Weaver and Mr. Lehr abstaining due to absence.

**Plan Reviews**

Mr. Rohrer stated that there is a request to change the order of plan reviews on the agenda. Mrs. Byrne made a motion to change the order. Mr. Weaver seconded the motion. Motion carried 7-0.

Lountzis Subdivision  
17-14-FP

Brad Grauel of OTM Engineering was present.

The applicant is requesting several modifications which have not been reviewed by staff and the township engineer. They also need additional information to address comments.

This plan will be considered at a later meeting.

LIDL Grocery  
17-07-FP

Present was Charles Sur with Stevens & Lee, Kevin McCarty from Bohler Engineering, and Chris Bower, traffic engineer from McMahon Associates.

Revised information was presented to the Planning Commission. The store is now decreased to 25,400 sq. ft., impervious area is decreased to 48%, parking spaces are now at 122, and only one (1) loading dock is proposed. The traffic analysis, impacts and proposed improvements were presented to the board.

The applicant does not expect to receive any recommendations at tonight's meeting.

Residents present expressed concern about traffic, noise, and stormwater issues.

Mr. Sur stated that issues will continue to be addressed and the applicant intends to return to the Planning Commission at their May meeting.

### **Other Business**

The joint BOS/PC meeting is set for Wednesday, April 25, 2018 at 7:00 p.m. The meeting will be held at the township building.

**Plan Introductions** – None

### **Adjournment**

There being no further business, the meeting was adjourned at 8:40 p.m.