

HALIFAX TOWNSHIP PLANNING COMMISSION
102 Fisher Street, Halifax, PA
MINUTES
October 5, 2020

ROLL CALL – Flo Mallonee, Jake Gruver, Chad Lebo, Dwight Hoffman, Solicitor Warshawsky and Engineer Cathy Lee were present. Commission member Randy Paul was absent.

APPROVE MINUTES FROM September 9, 2020: **Motion** was made by Jake Gruver and second by Dwight Hoffman to accept the Minutes of September 9, 2020 as presented. Vote called. Motion carries 3-0 with an abstention by Chad Lebo due to his absence of the September Planning Commission meeting.

COMMENTS FROM THE FLOOR: None

OLD BUSINESS: **Flight Source Building Plans** – Flight Source will be submitting an extension agreement at the Board of Supervisors meeting on October 12, 2020 for an extension until January 11, 2021.

NEW BUSINESS: **Ricker Development Sketch Plan** – A second concept plan was presented to the Planning Commission to get some comments and to eliminate some problems with the initial sketch plan involving the need for cul-de-sacs. Discussion took place regarding the minimum lot size, street width and parking spaces.

David Hause – A resident of Summer Drive, was present to address his concerns regarding the parcels of land that Ricker & Ricker is purchasing for the development of townhouse units. It was explained to him that it was a concept presented by Ricker Development, not a preliminary plan or a sketch plan. He is concerned about the ingress and egress on the concept plan. He states that he is concerned about the safety of the students and proposed a bypass plan. It was stated to him that the Township has no say regarding the traffic study and that it falls under PennDOT and that the Township has not received any plans by Ricker & Ricker to act upon. He continues to be concerned about the demolition of the structure on the land that took place, the location of the well and assumed asbestos and underground tank(s). It was advised that he reach out to the current owner of the parcel and direct these questions to her.

Review Section 508 of SALDO – Discussion ensued regarding separating the Stormwater from the SALDO. The Solicitor and the Engineer will be reviewing the Stormwater Management section to guarantee its accuracy. There was continued discussion on stormwater management in general. Tabled until next month.

COMMENTS FROM THE FLOOR

DISCUSSION

ADJOURN: **Motion** was made by Jake Gruver and second by Dwight Hoffman to adjourn at 8:30 pm. Vote called. Motion carries 4-0.

Respectfully Submitted,

Wendy M. Wentzel
Secretary