

The June 29, 2017 meeting of the Weisenberg Township Planning Commission was called to order by Member Thomas Wehr at 7:00 p.m. at the Township Administration Building. Other members present were: Michael Levitsky, Diane Matthews-Gehringer, Stephen Schaffer and Daniel Snyder. Administrator Brian Carl and Engineer Chris Noll were also present.

The meeting opened with the Pledge of Allegiance to the flag of the United States of America. The minutes of the May 25, 2017 meeting were reviewed and a correction to the last paragraph where it states that the next planning commission meeting will be in July, correction is June. Motion to approve the minutes with the correction to June was made by motion of Stephen Schaffer, seconded Daniel Snyder. Motion carried.

Golden Key Travel Center – Final – Land Development Plan – Revised Dated 6/15/2017
(2298 Golden Key Road)

Michael Preston (Liberty Engineering) and Baidwan Holdings was present and explained the final plan submission. Michael Preston explained the site plan and Peter Terry (Benchmark Civil Engineering Services, Inc.) addressed comments regarding a transportation impact study that was prepared for Baidwan Holdings. Peter Terry stated that the additional left hand turning lane on Commerce Circle was not warranted in the 5 year projection counts. Brian Carl also submitted to the Planning Commission the last traffic study that West Hills completed (fall 2016) and they were still under the warrant for the additional light but will most likely hit the mark in the future. Stephen Schaffer stated he is still concerned with the amount of traffic and feels that the additional turning lane is valid. He also asked how many trucks could be stacked in your facility to help alleviate backing up onto Commerce Circle. Answer 5 in a row. Mike Levitsky and Diane Matthews-Gehringer asked about peak hour traffic counts at the intersection. Chris Noll stated that the methodology when they calculate these figures is the national standard. Chris Noll's letter dated June 28, 2017 and Brian Carl's letter date June 28, 2017 were reviewed.

Stephen Schaffer moved, seconded by Daniel Snyder to recommend final plan approval to the Board of Supervisors contingent on the comments in the Engineer's and Administrator's letter being addressed. Michael Levitsky voted NAY. Motion carried.

Chris Noll informed the Planning Commission of the Planning Modules exemption because this will be connected to public sewer and the flow will not exceed the amount allowed for the original acarida lot. (LCA) Motion to sign the planning modules for DEP was approved by Michael Levitsky, seconded by Stephen Schaffer. Motion carried.

Comment from Anthony Werley stated that Liberty Engineering should furnish the cost of long term maintenance sheet prior to the Board of Supervisors meeting so that they have a chance to review this information.

With no further business on the agenda, the meeting adjourned at 7:38p.m.

Respectfully submitted,

Janet L. Henritzy
Recording Secretary