

Richmond Township
Planning Commission
January 27, 2025 at 6:30 p.m.

Attending: Kenneth Schlegel, Samuel Burkholder, Nick Stoltzfus, Mat Dempsey, Ben Kemmerer, Michelle Mayfield of Hartman, Valeriano, Magovern & Lutz P.C., Scott Anderson of Kraft Municipal Group and Jen Galomb, recording secretary.

Mr. Schlegel called the meeting of the Richmond Township Planning Commission to order at 6:30 p.m.

2025 Planning Commission Reorganizational

Chairman- Ms. Mayfield opened the floor for nominations for the position of chairman. Mr. Burkholder nominated Kenneth Schlegel to serve as chairman of the Planning Commission in 2025. Mr. Kemmerer seconded the nomination. Hearing no further nominations, a nomination from Mr. Burkholder, seconded by Mr. Kemmerer to close nominations and vote in favor. Motion carried. The meeting was turned over to Mr. Schlegel.

Vice-Chairman- Mr. Schlegel nominated Sam Burkholder as the vice-chairman of the Planning Commission in 2025, Mr. Stoltzfus seconded the nomination. A motion was made by Mr. Burkholder to close the nominations, Mr. Stoltzfus seconded the motion. Motion carried.

Secretary- Mr. Schlegel nominated Jen Galomb as the secretary of the Planning Commission in 2025, Mr. Stoltzfus seconded the nomination. Motion carried.

Approval of the Minutes

A motion was made by Mr. Stoltzfus to approve the minutes from October 28, 2024, Mr. Kemmerer seconded the motion. Motion carried unanimously.

Mr. Burkholder abstained as he was not present at the meeting.

A motion was made by Mr. Burkholder to approve the minutes from November 25, 2024, Mr. Kemmerer seconded the motion. Motion carried unanimously.

Mr. Stoltzfus and Mr. Dempsey both abstained as they were not present at the meeting.

Public Comment – None.

Old Business- None.

New Business

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Walbert Funeral Home- LDP- Subdivision –

Chuck Frantz from C2C Design was in attendance to discuss the sketch plan for the proposed subdivision. The entire property is approx. 11.4 acres, 2.1 acres is located in the C-2 zoning

district, approx. 9 acres are located in the RA- zoning district. Currently the Funeral Home in on the property and the balance is used for agricultural.

They are proposing 2 additional lots on the property, one being about 1 ½ acres just north of the existing funeral home, with frontage along RT 222. The second lot that is proposed would be a little less than 7 acres in the back of the property, with frontage along RT 662. The remaining lot, which they are referring to as the residue lot, which is approximately 3 acres and will retain the funeral home use.

The anticipated use for lot 1 would be commercial use, lot 2 would be a non-building lot, which would continue to be used as an ag lot.

The property was subject to a ZHB decision that took place back in December 2012. The ZHB variance. The decision from the ZHB, did not given very much information as to what was approved, nor was there any exhibits to show what was being discussed.

After a lengthy discussion, it was decided that there was more research that needed to be done and no motions were needed by the commission at this time.

Miscellaneous Business

Discuss SALDO and Stormwater Ordinance revisions- Scott discussed that there are a few items from the SALDO that he would like to have updated. Most of the LDP that are coming in are requesting the same waivers, so he is looking to reduce that by updating the SALDO. He had not had a chance to draft the updates and send them to Attorney Mayfield's office for a review, which should happen by our next meeting.

Adjournment

Having no further business, a motion was made by Mr. Stoltzfus, seconded by Mr. Kemmerer, to adjourn the January 27, 2025 meeting of the Richmond Township Planning Commission. All were in favor. Motion carried. Meeting adjourned at 7:20 P.M.

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Respectfully submitted,

A handwritten signature in black ink, appearing to read "Kenneth Schlegel". The signature is written in a cursive style with a large, looped initial "K" and a stylized "S" for the last name.

Jen Galomb