

**West Nantmeal Township  
Planning Commission Meeting Minutes  
April 18, 2022**

Minutes of the monthly meeting of the West Nantmeal Township Planning Commission held on April 18, 2022 at the West Nantmeal Township building.

**Board Attendees:**

Dane Moyer- Chairman  
Bob Baskin - Vice Chairman  
Nelson Beam  
Curtis Lammey  
Jaime Coffmann  
Dan Dierksheide

**Planning Consultant:**

Craig Kologie- Castle Valley Consultants

**Guests:**

Adam Brower - engineer for Fairview Rd. subdivision and Wyebrook Farms

**Absent:** Dan Collmann, Frank Daniel

Dane Moyer, Chairman, called the meeting to order at 7:33 p.m.

**Motion:** N. Beam made a motion to approve the January 24, 2022 meeting minutes with corrections. C. Lammey seconded the motion. 6/6 in favor. Motion carried.

**Old Business:**

There is no old business at this time.

**New Business:**

- **Wyebrook Farm Land Development-**Adam Brower went through the Castle Valley Consultants review letter dated 04/13/2002 for the Wyebrook Farm Land Development.
  - **Motion:** The Planning Commission recommends that the Board of Supervisors grant approval to the 6 waivers proposed on the Wyebrook

Valley Farm Land Development plans. Motion made by C. Lammey. B. Baskin seconded the motion. 6/6 approved/ Motion carried.

- **Motion:** The Planning Commission recommends the Board of Supervisors give preliminary final approval for Wyebrook Farms Development conditionally on the completion of the conditions stated in the Castle Valley Consultants review letter dated 04/13/2022. B. Baskin made the motion. C. Lammey seconded the motion. 6/6 in favor. Motion carried.
  - **Motion:** The Planning Commission makes the motion to authorize D. Moyer to sign the Planning Module 4a for the Wyebrook Farm Development. Motion made by C. Lammey. D. Dierksheide seconded the motion. 6/6 in favor. Motion carried.
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- **Fairview Road-** Adam Brower presented plans for the Fairview Road Major subdivision. They were looking for the Planning commission to recommend Preliminary Plan status to the Board of Supervisors. Brower reviewed all comments from the Castle Valley Consultants letter dated 04/14/2022.
    - **Motion:** The Planning Commission recommends that the Board of Supervisors approve the waiver regarding the length of the Cul-de-sac. The motion was made by D. Dierksheide. B. Baskin seconded the motion. 6/6 in favor. Motion carried.
    - **Motion:** Based on the conditions of C. Kologie's letter from the Castle Valley consultants dated 04/14/2022, the Planning Commission recommends approval of the preliminary plans for Fairview Road with the incorporation of an earthen berm to enhance the landscape buffer of 3-5 feet on Fairview Road. Motion made by B. Baskin. J. Coffman seconded the motion. 6/6 in Favor. Motion carried.
  - **Ordinance Signing-** The PC reviewed proposed amendments to the WNT zoning ordinance of 2010 under article 10, titled "Signs" related to property control and restriction signs.
    - **Motion-** The Planning Commission recommends that the Board of Supervisors accept the proposed revisions to Chapter 215 of the West Nantmeal Townships Code. Motion made by J. Coffmann. D. Moyer seconded the motion. 6/6 in favor. Motion carried.

Next meeting will be on May 23, 2022 at the West Nantmeal Township building at 7:30 p.m.

With no further business to discuss, D. Moyer adjourned the meeting at 8:41 PM on the motion of N. Beam. C.Lammey seconded the motion. 6/6 in favor. Motion carried.

Respectfully submitted,

Christine Raines  
Planning Commission Secretary