

**WEST NANTMEAL TOWNSHIP
PLANNING COMMISSION MINUTES
455 North Manor Road, Elverson, PA 19520
June 23, 2025**

Call to Order 7:00 p.m.

Roll Call:

Planning Commission: Dane Moyer, Chairperson, Robert Baskin, Vice-Chairperson, Dan Dierksheide, Curtis Lammey, and Gary Elston. Jaime Coffman and Dan Collmann were absent.

Consultants: Craig Kologie and Emily Yatron of Castle Valley Consultants

Staff: Lisa Gardner

Public: See attached sign-in sheet

Approval of Minutes

Mr. Baskin moved to approve the May minutes and Mr. Dierksheide seconded. Mr. Moyer called for discussion, and there being none, called the vote. All were in favor.

Audience

There were no comments.

Old Business

New Business

Hammell-O'Donnell Business Park

The solicitor for the applicants appeared tonight for the Planning Commission's recommendation for Preliminary Land Development. After a detailed history of the project, the remaining open items on the review letter were acknowledged as "will comply". Contacting PennDOT, along with West Brandywine Township, are the applicant's next steps toward seeking a final go-ahead. After the project breaks ground, each party purchasing land within the new business park will come before the Members of the West Nantmeal PC. PennDOT may suggest an interim traffic improvement at Chestnut Tree Road and Route 322, but this too, has been taken into consideration.

Therefore, following the clarification of points mentioned by the chairperson, Mr. Moyer, a motion was read aloud recommending Preliminary Plan Approval, subject to certain Conditions, of the "Preliminary Subdivision and Land Development Plan". Mr. Kologie will circulate a revised version of the

draft that will include points K and L. K pertaining to a letter of agreement from West Brandywine Township and L pertaining to access or easement that the engineer will address.

Mr. Lammey moved to approve the motion and Mr. Dierksheide seconded. Mr. Moyer called for comments and there being none, called the vote. All were in favor.

361 Lewis Mill Road-Meier

The Zoning Hearing board did not approve this request.

Township Comprehensive Plan

Tonight's agenda included a review of the draft plan.

Adjournment

There being no further business, Mr. Lammey moved to adjourn and Mr. Baskin seconded. Mr. Moyer called for discussion and there being none, adjourned the meeting at 9:10 p.m. The next meeting will be on July, 28, 2025, at 7:00 p.m. at the West Nantmeal Township Building, 455 North Manor Road, Elverson, PA.

Respectfully,

Lisa Gardner