

**JANUARY 4, 2012**  
**MILLERSVILLE BOROUGH PLANNING COMMISSION MEETING MINUTES**

The Millersville Borough Planning Commission Meeting was called to order by Michael Weidinger with the pledge to the flag followed with a moment of silence on Wednesday, January 4, 2012 at 7:00 PM in the Borough Hall at 100 Municipal Drive, Millersville Pennsylvania.

**COMMITTEE MEMBERS**

Michael J. Weidinger, Chairman  
Edward R. Saylor, Vice Chairman  
Gary G. Hess, Secretary

Marilyn W. Sachs  
Vacant Seat

**OTHERS PRESENT**

Geoff Beers, 29 Ridgefield Drive, Lancaster; Student Services, Inc./Student Lodging, Inc.  
Steve Cote, 317 N. George St., Millersville; Ministerium; Comprehensive Plan Steering Committee  
Roger Bruszewski, Millersville University; Comprehensive Plan Steering Committee  
Michael Leichliter, Penn Manor School District; Comprehensive Plan Steering Committee  
Marian Hull, URS Planning Group Leader; Millersville Borough Comprehensive Plan  
Dick Moriarty, Mayor  
John Gamaldi, 465 N. Duke Street  
Bill Boyd, 28 S. Duke Street, Millersville  
Jack Gardner, Borough Council  
Rob Visniski, Borough Engineer  
Edward Arnold, Borough Manager

**REORGANIZATION**

Mr. Saylor nominated Mr. Weidinger for Chairman. Mr. Hess seconded the nomination. With all in favor and there being no other nominations, Mr. Weidinger was appointed as Chairman.

Mr. Weidinger nominated Mr. Saylor for Vice Chairman. Mr. Hess seconded the nomination. With all in favor and there being no other nominations, Mr. Saylor was appointed as Vice Chairman.

Mrs. Sachs nominated Mr. Hess for Secretary. Mr. Weidinger seconded the nomination. With all in favor and there being no other nominations, Mr. Hess was appointed as Secretary.

**MINUTES**

Minutes not available.

**SECRETARY'S REPORT**

None.

**CITIZENS REQUESTS AND CONCERNS (5 MINUTE LIMIT)**

None.

**NEW BUSINESS**

None.

**OLD BUSINESS**

- c. **Consider Amendment to Zoning Overlay Section 380-30 H Historic Preservation Overlay District**

**JANUARY 4, 2012**  
**MILLERSVILLE BOROUGH PLANNING COMMISSION MEETING MINUTES**

Mr. Gerber mentioned that there were 2 changes made to the Historic Preservation Overlay District documents as discussed by the Millersville Borough Planning and Betterment Committee. One change included elimination of Class 3 properties and identified those properties into either Class 1 or Class 2. The other change was the definition of Class 3 properties. The original definition created confusion because of the 50-year "eligibility" which does not automatically turn a property into an historic property. Mr. Weidinger mentioned Section D – Demolition of buildings on historic properties, Item (3)(a) and questioned why it was struck out. Mr. Gerber replied that when the Planning and Betterment Committee reviewed the document they felt it was redundant to the purpose of the code. The focus should be on individual properties and not neighborhoods.

Ms. Sachs believes that the neighborhood is very important to historic preservation and needs to be considered when there is a request to demolish a property and she would like the paragraph in Section D Item (3)(a) to remain in the document. She added that she would also like to keep the Class 3 properties included in the document.

**A Saylor/Sachs motion that the Millersville Borough Planning Commission recommend to the Millersville Borough Planning and Betterment Committee that on page 4, D(3)(a) the paragraph which is now stricken be added back into the ongoing document passed unanimously.**

**a. Continuation of Comprehensive Plan Update by URS Consultants**

Marian Hull lead a continued discussion concerning the Comprehensive Plan update. A map was displayed that focused on elements that could be the basis for the plan's focus. Input was then sought by those present as to the merits of these and other items brought forward. Public input will be provided by a community workshop which will be held on Wednesday, February 15, 2012 at Penn Manor High School beginning at 7:00 PM. Flyers and notices will be provided by Ms. Hull for distribution to the community.

**b. Consider West Charlotte Street Development Plan (Manor Township) With Waiver**

The developer wants Millersville Borough to waive the subdivision and land development plan requirement because of the Manor Township location. Mr. Visniski, Borough Engineer, recommended that the Planning Commission conditionally approve the plan subject to the developer extending the sidewalk along the front edge of the site and connect to the existing sidewalk at Applewood Lane.

**A Sachs/Saylor motion that the Millersville Borough Planning Commission recommends to the Millersville Borough Council approval of the waiver request for the subdivision and land development plan requirement conditioned on that the developer install the sidewalk along the front edge of the site and connect to the existing sidewalk at Applewood Lane passed unanimously.**

**BOROUGH MANAGER**

None.

**ADJOURNMENT**

**The meeting was adjourned at 9:10 PM.**

Respectfully submitted,

Gary G Hess,  
Secretary

EJA/lg