

**OCTOBER 2, 2013**

**MILLERSVILLE BOROUGH PLANNING COMMISSION MEETING MINUTES**

The Millersville Borough Planning Commission Meeting was called to order by Edward Saylor with the pledge to the flag followed with a moment of silence on Wednesday, October 2, 2013 at 7:00 PM in the Borough Hall at 100 Municipal Drive, Millersville Pennsylvania.

**COMMITTEE MEMBERS**

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

Marilyn W. Sachs  
Michael D. Walker

**OTHERS PRESENT**

Brad Stewart, Lancaster County Planning Commission  
Bob Slabinski, Student Services, Inc.  
Geoff Beers, Student Services, Inc.  
Thomas Godfrey, Dawood Engineering  
Richard Mula, Mula Architects, Student Services, Inc.  
Rob Visniski, RAV  
Edward Arnold, Borough Manager

**MINUTES**

The Regular Meeting Minutes from August 7, 2013 were approved as printed.

The Regular Meeting Minutes from September 4, 2013 were approved with two minor corrections.

**SECRETARY'S REPORT**

None.

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

None.

**NEW BUSINESS**

- a. **Consider Final Plan For (Millersville University/Student Lodging) Student Dormitories – Phase 2**

The applicant, Student Services, Inc. proposed Phase 2 of the MU Student Housing project at South Quad along Centennial Drive under a Final Land Development Plan. The project involves the demolition of the existing 250 bed dormitory, Diehm Hall, which will be replaced with two new residence halls having 488 beds. The adjacent parking areas will be reconfigured to include 338 spaces, which represent an increase of 38 spaces from the Preliminary Plan. Although the Final Plan shows minor changes in the Phase 2 building footprints and parking lot configurations from that originally proposed in the Preliminary Plan, the layout appears to be generally consistent with the approved Preliminary Plan.

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The applicant requests a modification of Section 325-15.D.12 SALDO to eliminate the requirement for an improvements guarantee for the required proposed improvements. All improvements will be owned and maintained by Millersville University or Student Services, Inc.

**A Sachs/Walker motion that the Millersville Borough Planning Commission recommend to the Millersville Borough Council to accept the modification request as per the Borough Engineer's recommendation to provide an engineer's cost opinion for the proposed Borough required improvements and to provide an as-built (record) survey of the required stormwater management improvements in Phase 2 upon completion of construction of this phase passed unanimously.**

**OLD BUSINESS**

None.

**BOROUGH MANAGER**

None.

**ADJOURNMENT**

**The meeting was adjourned at 7:56 PM.**

Respectfully submitted,

Edward R. Saylor,  
Vice Chairman

EJA/lg