

**OCTOBER 5, 2022**  
**MILLERSVILLE BOROUGH PLANNING COMMISSION MEETING MINUTES**

The Millersville Borough Planning Commission Meeting was called to order by Chairperson Michael Weidinger on Wednesday, October 5, 2022, at 6:30 PM in the Borough Hall at 100 Municipal Drive, Millersville Pennsylvania.

**COMMITTEE MEMBERS IN ATTENDANCE**

Michael J. Weidinger, Chairperson  
Michael D. Walker, Vice Chairperson  
Gary G. Hess, Secretary

James A. Stager  
Lauren E. Hauck

**OTHERS PRESENT**

Information not available

**MINUTES**

None

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

None

**OLD BUSINESS**

**NEW BUSINESS**

**1. Wynfield at Millersville**

Tom Godfrey representing applicant for Wynfield at Millersville addressed the commission. The following modification requests were considered:

Modification of 320.34.D Standards for streets curbs and driveways.

Applicant proposes to construct streets in a fashion in variance with the ordinance. Streets will be private and not dedicated. Motion by Mr. Walker, seconded by Mr. Stager to grant the modification passed by a vote of 4-1.

Modification of SALDO 325-26.C.5 Intersection clear sight triangles.

Applicant states a 150 clear site triangle is not possible at Frederick St due to house on the corner property. Motion of Mr. Hess seconded by Ms. Hauck to grant the modification passed 5-0.

Modification of SALDO 325.33 A&B Street trees

Ordinance calls for street trees to be installed at maximum interval of 70 feet. Applicant will install trees at interval of the widths of the units 80-84 feet. Motion of Mr. Hess seconded by Mr. Stager to approve modification passed 5-0.

Action on modification of 325-27.B.1 regarding sidewalks on both sides of the streets will be deferred until the final plan review after discussion of sidewalks on Duke Street. Modification request will be changed to reflect the discussion.

Modification of 325-27A.5 regarding slant curbing was approved at the 9/7 PC meeting by 5-0 vote.

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Modification of 325626.D.3 regarding Right Of Way Dedication

Applicant states any additional right of way dedication would impact existing homes and structures was approved at the 9/7 PC meeting by 5-0 vote.

Motion of Mr. Walker seconded by Mr. Hess to grant preliminary plan approval conditioned on remaining issues being addressed on the final plan passed 5-0.

**2. Millersville Medical Center**

Mr. Godfrey representing the applicant for the Millersville Medical Office plan presented information concerning to parking allocation for the various usages in the proposal area in response to a request from the borough solicitor.

Borough engineer Mr. Visniski confirmed that any issues raised concerning storm water will be addressed by the applicant.

Modification of 325-14 regarding preliminary plan submission. on motion of Mr. Hess seconded by Mr. Walker preliminary plan not required.

Modification Section 325-26.D 3 regarding dedication of additional right away.

Due to the current state of both Ann and Mary streets not additional right of way would be needed.

Motion of Mr. Walker seconded by Mr. Stager to grant the modification passed 5-0.

Motion to approve the plan conditioned on all concerns of RAV Engineering and the borough solicitor being addressed was made by Mr. Walker seconded by Ms. Houck passed 5-0.

**ADJOURNMENT**

No other business presented meeting was adjourned at 7:35PM.

Respectfully submitted,

Gary G. Hess, Secretary  
MJW