**WHITE DEER TOWNSHIP PLANNING COMMISSION**

**MEETING MINUTES**

 October 3, 2023

The regular monthly meeting of the White Deer Township Planning Commission was held on Tuesday, October 3, 2023 at the White Deer Township Municipal Building, 2191 Creek Road, New Columbia, PA. The meeting was called to order at 7:00 p.m. by Stevan Wilver.

Members Present: Stevan Wilver, Barry Troxell, Curtis Krebs, Duane Kling, Greg Prowant.

Audience: David Hines, Zoning Administrator CKCOG and Supervisor Donald Wilver, Jr.

The motion was made by Greg Prowant to accept the minutes from the September 5, 2023 Planning Commission Meeting, seconded by Curtis Krebs, all in favor, motion approved.

**PUBLIC COMMENT**

None

**NEW BUSINESS**

Michael Denham & Rana Denham Subdivision – Final Subdivision - Lot Consolidation Plan - Parcel # 014-059-062 & # 014-059-063. (402 West Highland Avenue)

The property is located in the Village Zoning District for a single-family dwelling use. Minimum lots size meets the minimum 10,000 sq. feet requirement. The lot has access to community sewer and public water. Setbacks include: 50 ft. front yard or 25 ft. from edge of right-of-way, whichever is greater; Side yard: 10 ft. principal structure and 6 ft. accessory structure; and Rear Yard: 15 ft. principal structure and 10 ft. accessory structure.

The minimum lot width is 80 ft. maximum height of 40 ft. for principal structure and 30 ft. for accessory structure. Maximum building coverage is 50 percent and maximum impervious is 65 percent. Lots will be consolidated into one (1) lot.

The plan as presented complies with the Township’s Zoning Ordinance.

A motion to recommend plan approval to the Board of Supervisors was made by Barry Troxell, seconded by Duane Kling, all in favor, motion carried.

**OLD BUSINESS**

Stevan Wilver shared that the Vernon and Heather Morgan Subdivision Plan discussed at the September Meeting was tabled at the September Board of Supervisor meeting due to issues with securing water service to Lot 2.

The next Planning Commission Meeting is scheduled for Tuesday, November 14, 2023, due to Election Day on November 7th.

A motion to adjourn the meeting was made by Curtis Krebs, seconded by Barry Troxell. The meeting adjourned at 7:18 p.m.

Respectfully submitted,

Michelle Finck, Planning Commission Secretary