

**BOROUGH OF RED HILL**  
**PLANNING COMMISSION MINUTES**  
*April 17, 2008*  
*7:00 pm*

Chairperson, David Schiffgens, called CALL TO ORDER - the scheduled meeting of the Red Hill Planning Commission to order on the above date at 7:00 pm.

**MEMBERS PRESENT:** Ralph Schmell, John Lehr, Thomas Diascro, Charles McCleary

**OTHERS PRESENT:** Mark Hosterman, Solicitor, Norm Ulrich, Engineer, Darlene Stoudt, Secretary

**VISITORS PRESENT:** Amy L. Magers, Project Coordinator, All County and Associates

**ACTION ON MINUTES** - A motion to approve the Minutes of February 21, 2008 was made by Ralph Schmell and seconded by Thomas Diascro. Motion carried unanimously.

**CITIZENS PARTICIPATION:** No participation

**PROJECT – Third Street Minor Subdivision**

The project proposes the subdivision of a 29,427 sq. ft. (gross) lot into two lots for single family semi-detached dwellings (twins) in the R-2 Residential Zoning district. The site is located at the northeast corner of Biting Alley and East Third Street. Lot 1 is proposed as 14, 466 square ft. (net) with Lot 2 being 10, 572 sq. ft. (net). Also proposed is an shared driveway with one foot separation access to East Third Street and a combination detention/infiltration basin located on Lot 2 which serves both lots. Currently the lot contains an existing shed, which has been indicated to be removed. The plans indicate that the property is to be public water and public sewer.

Requested waivers:

1. 22-302.5 – *Environmental Impact Statement, Any and all plans for subdivision and/or land development, whether tentative sketch plan, minor subdivision plan or preliminary plan or final plan shall include a detailed environmental statement setting for the following:*

Relief is requested from this section for relief from providing the requested statement due to the minimal nature of the subdivision and subsequent minimal impacts to the community.

2. 22-304.D (6) – *Minor Subdivision; Existing and proposed Existing; The depth to the water table shall be noted on the plan or in a separate report, along with the location of test borings.*

Relief is requested from providing the requested information. Public sewer and water are proposed and no soiling testing is required. Surrounding soils are primarily “somewhat excessively drained” according to the soil survey of Montgomery County by the USDA and Pennsylvania State University.

Charles McCleary made a motion for recommendation to Borough of Red Hill council to accept the preliminary plan for Saini Third Street Minor Subdivision Plan with the above waivers and the roof drains and sump pumps to discharge into the basin and Ralph Schmell second the motion. Motion passed unanimously.

**Adjournment:**

John Lehr made a motion to adjourn the meeting and Ralph Schmell seconded the motion. Motion passed unanimously. Meeting adjourned at 7:21pm.

Respectfully submitted,

Darlene Stoudt, Secretary

