

**LOWER WINDSOR TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES
JUNE 24, 2021**

The Lower Windsor Township Planning Commission held its regular meeting in person at the Municipal Building located at 2425 Craley Road, Wrightsville, PA 17368. The meeting was called to order by Chair Julia Parrish at 6:30 p.m. All attendees recited the pledge of Allegiance. Present for the meeting were Planning Commission members, Hollis Bedell, Kelly Skiptunas, Lewis Brown, and Zoning Officer, Monica Love.

PUBLIC COMMENT

None

MINUTES

Planning members requested that the minutes of April 22, 2021 be amended to include the questions and comments on the River Ridge Hills development. Kelly Skiptunas made a motion to approve the amended minutes of April 22, 2021, Hollis Bedell seconded. Motion carried 4 - 0.

At this point Marzena Wolnikowski arrived. Kelly Skiptunas made a motion to approve the minutes of the May 27, 2021, meeting. Lewis Brown seconded, motion carried unanimously, 5 - 0.

OLD BUSINESS

Monica Love updated the Members on the outcome of previous cases (Long Level, Rivers Edge; Eastern York School District) and plans (River Ridge Hills) and noted that Tighe Industries on East Prospect Road has permanently closed.

NEW BUSINESS

Diffenderfer Planning Module – 187 Bluestone Rd 35-JL-26.A. Monica Love advised the Members that this private lot will be a new residence and is required to have a Planning Module approved by Lower Windsor Township, York County Planning, the Township SEO and PA DEP before they can begin construction. The property has road frontage on Bluestone and East Prospect, but all access will be via Bluestone Road. Marzena Wolnikowski made a motion to approve the Planning Module for 187 Bluestone Rd. Kelly Skiptunas seconded, and the motion passed unanimously 5 – 0.

The members discussed updating the Comprehensive Plan as well as making some needed additions and revisions to the Zoning Ordinance. Julia Parrish drafted a letter of request to the Board of Supervisors for budgeting and authorization in 2021. Members suggested some minor

revisions. The letter will be revised and authorized to send at the July meeting, for presentation to the Supervisors at their August meeting.

The Private Road Maintenance Ordinance has been forwarded to the Township Solicitor for finalization and plan to bring it to the Supervisors at the July or August meeting. There are no other additions, so this will be forwarded to the Township Solicitor for final draft. After that it will be directed to the Board of Supervisors for approval and adoption.

Ms. Skiptunas motioned to adjourn the meeting, Dr. Bedell seconded, and the motion passed unanimously. Ms. Parrish adjourned the meeting at 7:24 p.m.

Respectfully submitted,
Monica Love
Zoning Officer