

WALKER TOWNSHIP PLANNING COMMISSION
Monthly Meeting
July 17, 2024

Members Present – William Workman
Alan Zimmerman
Ronald Zimmerman
Chris Lahr
Daniel Mattern
Dennis Walizer

Guests - Ron Borger (PennTerra)
Zane Sherman

Call to Order:

Chairman William Workman called the July 17, 2024, meeting of the Walker Township Planning Commission to order at 6:00pm in the Walker Township Municipal Building.

Pledge of Allegiance:

Mr. Workman led the group in the Pledge of Allegiance.

Approval of Previous Month's Meeting Minutes:

The minutes from the June 19, 2024, meeting were approved as presented on a motion by Ron Zimmerman; motion second by Daniel Mattern and approved by all.

Agenda Items:

Ron Borger with PennTerra Engineering presented the **Zion Manor** preliminary subdivision plan for review and approval. It is located off Zion Back Rd and will have emergency access off Cambium Ave. The subdivision was approved in 2007 but failed to find a developer so never moved forward. The resubmitted subdivision is similar to the 2007 version with the exception of going from 76 lots to 75 lots due to making some corner lots larger. A concern that the plans only had sidewalks on one side of the road, not both, was raised by Zoning Officer Mike Lesniak and echoed by board members. The conditional use from 2007/2008 was reviewed and the requirement for sidewalks on both sides was included in the conditional use. Daniel Mattern made a motion to approve the preliminary subdivision plan so long as it adheres to the conditional use. Motion second by Alan Zimmerman and approved by all members attending the meeting.

There were **14 Zoning permits** issued in May for a value of \$1,091,200 and \$3,249 in fees collected.

Old Business:

The board did not have any old business to discuss.

Dennis Walizer motioned to adjourn the meeting; motion second by Daniel Mattern and approved by all. Meeting adjourned at 6:43pm.

Respectfully submitted – Alan Zimmerman

Next Planning Commission meeting is Wednesday, August 14 @ 6:00pm