

**MINUTES  
NORTH LEBANON TOWNSHIP  
PLANNING COMMISSION  
AUGUST 10, 2015**

The regularly scheduled Planning Commission meeting of North Lebanon Township was held at the North Lebanon Township Municipal Building, at 725 Kimmerlings Road, Lebanon PA, at 7:00 PM. The following Commission members were present:

Darlene Martin .....	Chairperson
William Smeltzer .....	V-Chairperson
William Tice .....	Member
Charles Allwein, Sr .....	Member
Kevin M George .....	Member
Cheri Grumbine .....	Twp Manager

Also in attendance at this meeting was Brent McFeaters of Matthew & Hockley Assoc, Mike O'Donnell of SESI and several individuals from the public.

The Pledge of Allegiance was recited.

**MEETING MINUTES** from July 13, 2015 are ready for action from the Commission.

**MOTION** was made and seconded to approve the July 13, 2015 meeting minutes. Motion was unanimously carried.

**PUBLIC COMMENTS**

There were no Comments from the Public this evening.

**ACTIVE PLANS/ PLANNING MODULE FOR REVIEW & RECOMMENDATION TO BOARD**

**A.) Debora L. Nauman Final Subdivision Plan (Lot Addition)**

Location/ Zoned: Sandhill RD/ R2

Date Submitted: 6/22/2015

Brent McFeaters, of Matthew & Hockley was present to answer any questions or comments regarding this lot addition plan. The plans show an addition to the lands owned by Suzette Chatterton from lands owned by Debora Nauman. The Commission had reviewed this plan at the July meeting. After reviewing the plan the members agreed to take action on this plan.

**MOTION** was made and seconded to approve signatures from the Chairman on the Planning Waiver and Non-Building Declaration. Motion unanimously carried.

**MOTION** was made and seconded to recommend approval of the Debora Nauman Final Subdivision Plan. Motion unanimously carried.

**B.) Edwin Kercher/ Cynthia Kercher Minor Subdivision Plan**

Location/Zoned: W Kercher Ave/ IA

Date Submitted: 6/22/2015

Mike O'Donnell of Steckbeck Inc was present to review this subdivision plan. This plan shows the division of the property. Lot #2 and Lot #3 are being split by W Kercher Ave. Lot #1 had been previously subdivided.

**Kercher Minor Subdivision Plan (con't)**

Lot #2 is serviced by onlot septic service and onlot well water. Lot #3 is serviced by onlot septic and onlot well water. O'Donnell provided a letter of recommendation from Lebanon County Planning Dept. However a letter from NLT Municipal Authority will be needed after their meeting on Thursday night prior to the Supervisors receiving the plan at next Monday night's meeting.

**MOTION** was made and seconded to approve signature of Chairman on the Planning Waiver and the Non-Building Declaration. Motion unanimously carried.

**MOTION** was made and seconded to recommend approval of the Kercher Minor Subdivision Plan contingent on receiving a letter of approval from the NLT Municipal Authority. Motion unanimously carried.

**C.) Paulette Hafer Lot Add Plan**

Location/Zoned: off N 8<sup>th</sup> Ave/ R1 & R2      Date Submitted: 7/22/2015

Mike O'Donnell of Steckbeck Inc. told the Commission that he had mentioned this project at the end of the meeting last month. Due to some time constraints, Bob Sentz agreed to move forward with his letter of recommendation prior to the Commission actually receiving the plan. The plan is showing lot additions to 2 different properties that front N 8<sup>th</sup> Ave. Lot "A" is owned by Jonathan & Wendy Lister with Lot "B" being owned by Theodore & Tammy Wilburn. A Planning Waiver and Non-Building Declaration is being provided for approval.

**MOTION** was made and seconded to approve the signature of the Chairman on the Planning Waiver and Non-Building Declaration. Motion unanimously carried.

**MOTION** was made and seconded to recommend approval of the Paulette Hafer Lot Addition Plans. Motion unanimously carried.

**PLANS ON HOLD WITH LCPD****A.) Joseph John Pennsylvania Realty LLC (Always Bagels) Final Subd/ Land Dev Phase II & III**

Location/Zoned: Lebanon Rails Business Park      Date Submitted: 5/13/13

There has not been any new information provided on this plan.

**RECEIVING NEW PLANS**

No new plans for receiving tonight.

**ITEMS FOR DISCUSSION/ COMMENTS FROM COMMISSION MEMBERS**

There were no comments from the Commission members this evening.

With no further business to discuss, the meeting was unanimously adjourned.

Respectfully Submitted,

Theresa L. George  
Recording Secretary