

# HEMPFIELD

— TOWNSHIP —

## PLANNING COMMISSION MONTHLY PUBLIC MEETING

APRIL 7, 2021 | 6:00 pm

**A. CALL TO ORDER & PLEDGE OF ALLEGIANCE**

**B. CITIZENS COMMENTS**

**C. APPROVAL OF MINUTES**

1. Consideration to Approve the Minutes from the March 3, 2021 Hempfield Township Planning Commission Monthly Meeting

**D. ADMINISTRATIVE PLANS**

PLAN INFORMATION	PLAN TYPE	SEWAGE	ZONING	ACTION TAKEN
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1. ECM-Hunker	Consolidation	Public	LI & VR	
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<b>Owner:</b>	ECO Industries, LLC	<b>Plan No.</b>	20210166		
<b>Applicant:</b>	Edward Meier, President-CEO-Owner	<b>Wk.Ord.</b>			
<b>Eng./Surveyor</b>	Greg Jones, PVE- Registered Land Surveyor				
<b>Location:</b>	N. Stanton Ruffsdale Road, Hunker				
<b>Tax Map:</b>	50-40-00-0-021; 022; 023; 024	<b>Acreage</b>	16.11	<b>Lot(s):</b>	4
<b>Purpose:</b>	Applicant respectfully requests the consolidation of (4) existing lots as listed above.				

**E. PLANS TO BE REVIEWED FOR COMPLETENESS & FORWARDED FOR TECHNICAL REVIEW:**

PLAN INFORMATION	PLAN TYPE	SEWAGE	ZONING	ACTION TAKEN
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1. Timothy & Christine Ross Plan	Subdivision	Public	SR	
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<b>Owner:</b>	Timothy & Christine Ross	<b>Plan No.</b>	20210167		
<b>Applicant:</b>	Timothy & Christine Ross	<b>Wk.Ord.</b>	20210107		
<b>Eng./Surveyor</b>	V.P. Regola & Associates Inc.				
<b>Location:</b>	Vacant parcel of land that lies on the southern side of Lexington Dr. in the Marose Estates Plan Phase I				
<b>Tax Map:</b>	50-27-12-0-124	<b>Acreage</b>	9.377	<b>Lot(s):</b>	6
<b>Purpose:</b>	Create 7 single family building lots and 3 non building side lot additions from the overall 9.377 ac. Parcel				

2. GM Federal Site Plan Public LI \_\_\_\_\_  
 Parking Lot Expansion Project

Owner:	GM Federal Acquisition	Plan No.	20210168
Applicant:	GM Federal Acquisition	Wk.Ord.	20210108
Eng./Surveyor	Morris Knowles & Associates, Inc.		
Location:	2000 Labonte Rd. New Stanton, PA 15672 Lots 3 & 4 in New Stanton Industrial Park		
Tax Map:	50-36-00-0-190 & 191	Acreage	33.5 Lot(s): 1
Purpose:	Parking lot expansion for lease to expand Trailer and Employee parking. No new buildings being constructed, therefore no utilities required.		

3. Giannilli Site Plan Site Plan Public \_\_\_\_\_

Owner:	Linda Giannilli	Plan No.	20210169
Applicant:	Linda Giannilli	Wk.Ord.	20210109
Eng./Surveyor	Ronald J. Regola & Associates LLC		
Location:	Thomas School Rd. & Carbon Rd.		
Tax Map:	50-21-10-0-050	Acreage	1.667 Lot(s): 2
Purpose:	Addition to existing restaurant		

4. Hohman Subdivision Subdivision Public \_\_\_\_\_

Owner:	Josephine D. Hohman	Plan No.	20210170
Applicant:	Josephine D. Hohman	Wk.Ord.	20210110
Eng./Surveyor	Ronald J. Regola & Associates LLC		
Location:	Gladstone Street		
Tax Map:	50-18-02-0-051	Acreage	.18 Lot(s): 2
Purpose:	Divide lot #51 into 2 separate lots		

5. Univ. of Pitts. Gbg. Site Plan Public I \_\_\_\_\_  
 Life Sciences Building

Owner:	University of Pittsburgh	Plan No.	20210171
Applicant:	Mary Beth McGrew, Associate Vice Chancellor, Planning Design & Real Estate	Wk.Ord.	20210115
Eng./Surveyor	Scott Dr. Rowland, P.E.		
Location:	Site is situated between Finoli Drive and N. Campus Rd. on the University of Pittsburgh Greensburg Campus		
Tax Map:	50-28-00-0-074	Acreage	1.75 Lot(s): 1
Purpose:	The University of Pittsburgh Campus is proposing to construct an approximately 32,000 square foot building to house the UPG Life Sciences Building, located north of the existing Smith Hall. The academic building will include laboratory space, student study areas, and classrooms. The project will include the demolition of a small Lyceum building and the construction of new concrete sidewalks to connect existing parking lots and buildings.		

6. Cribb Station Subdivision Plan Subdivision Public A \_\_\_\_\_

Owner:	John B. & Patricia Henry	Plan No.	20210172
Applicant:	John B. & Patricia Henry	Wk.Ord.	20210111
Eng./Surveyor	Dennis M. Rosatti, PLS		
Location:	Property is located approximately 225' south of intersection with Rt. 136		
Tax Map:	50-26-00-0-100	Acreage	48.019 Lot(s): 3
Purpose:	The purpose of this plan is to create three new building lots for single family homes		

**F. PLANS TO BE TECHNICALLY REVIEWED**

<b>PLAN INFORMATION</b>	<b>PLAN TYPE</b>	<b>SEWAGE</b>	<b>ZONING</b>	<b>ACTION TAKEN</b>	
1. Valley Green	Subdivision	Public	A	_____	
<b>Owner:</b>	Valley Green Golf and Country Club, Inc.		<b>Plan No.</b>	20210079	
<b>Applicant:</b>	Valley Green Westmoreland, LLC		<b>Wk.Ord.</b>	20210058	
<b>Eng./Surveyor</b>	KDH Consulting Engineers, Inc.				
<b>Location:</b>	Valley Green Golf Course, Valley Green Road				
<b>Tax Map:</b>	50-33-00-0-113; 115; 116; 117; 118	<b>Acreage</b>	140	<b>Lot(s):</b>	63
<b>Purpose:</b>	Residential plan of 63 lots				

2. HASD – High School Driveway Improvements	Site Plan		SR	_____	
<b>Owner:</b>	Hempfield Area School District		<b>Plan No.</b>	20210080	
<b>Applicant:</b>	Hempfield Area School District		<b>Wk.Ord.</b>	20210059	
<b>Eng./Surveyor</b>	Brandon Rumbaugh Solutions, LLC				
<b>Location:</b>	4347 Route 136 Greensburg, PA 15601				
<b>Tax Map:</b>	50-20-00-0-069	<b>Acreage</b>	4.8	<b>Lot(s):</b>	1
<b>Purpose:</b>	Grading and storm drainage for access driveway to Hempfield Area High School				

**G. OLD BUSINESS****H. NEW BUSINESS****I. ADJOURNMENT**