

Warwick Township Planning Commission

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December 21, 2016

MINUTES

The Regular Meeting of the Warwick Township Planning Commission was called to order by Chair Fred Reisser at 7:00 p.m. at the Township Municipal Building. Other members present were Andy Donaldson, Susan Hudson, Charles Jacob, and Olga Karkalas.

Minutes

The minutes of the Regular Meeting of November 16, 2016 were reviewed. A sentence is to be added at the end of the first paragraph: *Charles Jacob came in near the end of the meeting.* Fred Reisser made a motion to approve the minutes as corrected, which was seconded by Andy Donaldson. The motion passed unanimously.

Public Comments

There were no public comments.

Correspondence

The Building Permit Report for the month of November 2016 was reviewed. A letter from the Chester County Planning Commission, dated November 30, 2016, regarding the SLDO Amendment – "Forest, Critical Value" and "Lot Area" definitions, recommended adoption of the proposed SLDO amendment.

Sketch Plans

No sketch plans were submitted.

Preliminary and Final Subdivision Plans

A. *545 Rock Run Road Minor Subdivision Plan*: No reviews or amended plans have been received. Further discussion on this subdivision was tabled.

B. *Black Granite*: No reviews or amended plans have been received. Further discussion on this subdivision was tabled.

C. *Winters*: A letter from Jason R. Winters requesting an extension was received. The review time period for this subdivision has now been extended to March 7, 2017.

D. *National Lands Trust/Cornwall*: The following documents were received: a revised plan with a revision date of 12-06-16; a review letter from Kraft Engineering, dated December 19, 2016; a PNDI environmental review, dated 3/9/2016, which indicated that there were no known impacts; deed descriptions for Parcel A, Tax Parcel No. 19-4-35 (after conveyance of Parcel A), and Tax Parcel No. 19-4-37 (after conveyance of Parcel A); and neighbor notifications per SLDO §303.E. Andy Donaldson made a *motion* to recommend approval of

the Request for Planning Waiver & Non-building Declaration. The motion was seconded by Susan Hudson and passed with Charles Jacob abstaining, because he is a supervisor. Fred Reisser completed the Planning Commission section of the Declaration. Because this is a simple transfer of lands with no planned construction, the Commission discussed and recommended a waiver to SLDO §701.A.2.ee (Historical, Architectural, and Archeological Resources Study). Fred Reisser made the *motion* to recommend approval of the following waivers to the Board of Supervisors: SLDO §701.A.1.a. (plan scale at 1"=50' rather than 1'=100'), §701.A.1.e. (plan sheet size of 24" x 36"), §701.A.2.m. (2' contours), §801.B. (corner monuments), and §701.A.2.ee (Historical, Architectural, and Archeological Resources Study), on the condition that the waiver in regard to §701.A.2.ee be added to the plan. The motion was seconded by Susan Hudson and passed with Charles Jacob abstaining, because he is a supervisor. Fred Reisser made the *motion* to recommend approval of the plan to the Board of Supervisors subject to the addition of the waiver to SLDO §701.A.2.ee to the plan and completion of the Owner's Certification and Surveyor's Certification. The motion was seconded by Andy Donaldson and passed with Charles Jacob abstaining, because he is a supervisor.

Other Business

A. *Time for 2017 Reorganization Meeting (January 3, 2017)*: Charles Jacob made the *motion* that the 2017 Reorganization Meeting be held at 6:30 p.m. on January 3, 2017 at the Township Municipal Building. The motion was seconded by Andy Donaldson and passed with all ayes.

Adjournment

There being no further business, at 7:18 p.m. Fred Reisser made the motion to adjourn the meeting, which was seconded by Susan Hudson. The motion passed unanimously.

Respectfully submitted,

Olga Karkalas,
Secretary