

EAST CALN TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES FOR MARCH 5, 2018

The East Caln Township Planning Commission meeting of March 5, 2018 was called to order at 7:00 P.M. in the Township Building by Chairman Bolger.

Those present were: Dave Bolger
 Bruce Taylor
 Steve Pizzi
 Inge Forlenza (absent)
 John Cardwell
 Joseph DeGaray Nik
 Kharva
 Barbara Kelly, Mgr. /Secretary

MINUTES OF THE PREVIOUS MEETING

The minutes of the February 5, 2018 meeting on a motion by Taylor, second by Cardwell were unanimously approved as presented.

Persons Wishing to be Heard

Neal Fisher, P.E. and Mike Malloy, Esq. representing the Hankin Group were present to discuss with the Commission the plans for the Downingtown Train Station project. The proposed development of 440 apartments, retail, and parking would occupy the old Sonoco properties.

The train station parking would be to the east of Rt. 322 and west of the current John Deere facility. Fisher also proposed to help John Deere through the development process for an expansion to their current building for storage of vehicles. This would also involve storm retention basin revisions. A plan will be submitted to the Township soon. Taylor had ask what they are proposing for the tract that is located to the south of the proposed apartments and located in East Caln. Fisher stated that nothing has been confirmed but has been looking at several different options for future development.

PLAN REVIEW

Wegman's had submitted for a variance before the Zoning Hearing Board for a new sign. The Commission reviewed the plan and commented on the application as it was presented. In the application narrative it was stated a hardship. The Commission felt it was a created hardship and not a result of the zoning ordinance. No further comment from PC.

OLD BUSINESS

1. Unitex - Adam Brower, P.E., for the applicant, has some plan revisions that need to be submitted to the Township engineer for further review.

2. WMT properties - A conditional use hearing is scheduled for May 2, 2018. The property is located to south of Old Boot Rd. and the use requested is for a landscaping lot.

3. CCIU - 400 Boot Rd. The CCIU is seeking a conditional use to allow a Pre-school facility in a portion of the existing building. The date of the hearing is March 21, 2018.

NEW BUSINESS

1. On Lot septic systems management ordinance - Is being prepared by the solicitor. It is part of the regulations that are placed on municipalities to monitor the pumping and maintenance of the on-lot systems.

2. 600 Boot Rd. Development - The applicant plans to be in for Commissions April 2nd meeting to introduce the plan.

ADJOURNMENT

On a motion by Taylor, second by Bolger, the Commission unanimously adjourned the meeting at 9:05 PM.

Respectfully submitted,

Barbara M. Kelly Mgr. /Secretary