

EAST CALN TOWNSHIP
PLANNING COMMISSION
MEETING MINUTES FOR JUNE 4, 2018

The East Caln Township Planning Commission meeting of June 4, 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
John Cardwell
Joseph DeGaray
Barbara Kelly, Mgr. /Secretary

Guest attending: Jim Wagner

MINUTES OF THE PREVIOUS MEETING

The minutes of the May 8, 2018 meeting on a motion by Taylor, second by Cardwell, were unanimously approved as presented.

Persons Wishing to be Heard

PLAN REVIEW

600 Boot Rd - The manager reported that a new plan was submitted addressing the engineer's comments. Also the applicant's solicitor has requested an extension of the Conditional Use decision from 6 months to June of 2019 due to going through the land development process.
No action required by Planning Commission.

OLD BUSINESS

1. Unitex - Has submitted a revised plan to the Township engineer for review.
2. WMT properties - The conditional use hearing is scheduled for June 20 at 4 P.M.
3. Ippolitio - 201 Terre Vista Drive - Pending Board of Supervisors action on the plan.

NEW BUSINESS

John Deere - Neil Fisher, P.E. was present to discuss the plan for the John Deere building expansion with a 8,752 square foot addition (for warehouse space) on to the existing Building #1 in the River Station Business Park and re-grading the existing detention basin with installation of new storm sewer pipe, inlets, and a headwall. The Commission questioned what the time frame would be for the project. Fisher stated tentatively by the end of the year. The Commission on a motion by Bolger, second by Forlenza, unanimously recommended the Board of Supervisor's approval subject to the Township

solicitor confirming the Conditional Use conditions are met other than anything noted on the plan. All tractors are to be stored in the warehouse facility with the exception of new models only in the designated display area around the front of the store. No equipment is to be in the regular parking stalls. Bolger stated that all parties should attend the Board's meeting to clarify the parking as well as any other items the Board wishes to discuss or impose prior to any final decisions. Additional discussion with Fisher on the proposed development in the Borough with apartments and retail. Also discussed was the portion of property that is located in the Township on what they may have proposed for that portion. Currently a land planner has been consulted and will work with the PC and Board and developer to discuss what is the best use for the property.

ADJOURNMENT

On a motion by Taylor, second by Cardwell, the Commission unanimously adjourned the meeting at 8:30 PM.

Respectfully submitted,

Barbara M. Kelly Mgr. /Secretary