

**Willistown Township Planning Commission
Minutes of the Meeting of
October 3, 2012**

Present: R.E. Reves, Chairman
W. Bowers III, Vice-Chairman
D. E. Watt, Secretary
G. Buccaccio
F. Houder
W. Shoemaker

Also: J.Gaadt, Consultant to the WPC
M. Conrad, Township Engineer

Absent: A.E. Newbold

Minutes: The minutes of the meeting of September 5, 2012 were approved as submitted.

Land Development: **L-01-12** Applebrook Meadows – Phase II Line Road at Paoli Pike

The developer was represented by Alyson Zarro, Esq., Michael Bowker, P.E. and Rich McCormick. They responded to the Yerkes review letter of October 3, 2012 of the plan for Phase II, which included a reduction of one unit, a buffer from the hospital drive moved to the Toll side, and a change in the trails to eliminate boardwalks and connect to the NLT trail. Additionally, a road to service the pump station will be rerouted from the hospital parking lot. A waiver request to use the same illumination level as Phase I was included and granted by the PC.

The motion to recommend the Plan to the Supervisors for their approval was made by F. Houder, seconded by W. Bowers and passed with one abstention by W. Shoemaker.

The Willistown Township Planning Commission therefore recommends Applebrook Meadows, Phase II to the Board of Supervisors for their approval.

Discussion: Gaadt reported that the Crum Creek revision to storm water management in the Environmental Protection Ordinance and the changes to the King Street zoning will be ready for the Board of Supervisor's meeting on October, 22.

Respectfully submitted,

David E. Watt, Secretary