

**WILLISTOWN TOWNSHIP PLANNING COMMISSION MEETING
SUGARTOWN ELEMENTARY SCHOOL – 611 SUGARTOWN ROAD
WEDNESDAY, OCTOBER 4, 2023
7:00 PM**

- A. Call to Order

- B. Minutes:
Motion to approve the minutes from September 20, 2023

- C. Submitted Applications for Review:
 - 1. Morris
Address: 314 S. Valley Rd
Application Type: Subdivision (Final), S-04-23
Description: 6 lot subdivision

 - 2. Westview Capital Investments
Address: 2069 Dutton Mill Rd
Application Type: Zoning Hearing (Variance), Z-06-23
Description: Variance to construct a detached accessory dwelling unit

- D. New Business: (none)

- E. Old Business: (none)

- F. Announcements:
 - 1. Status of Upcoming Hearings/Plans
Please see the second page of the agenda for descriptions of submitted applications including TENTATIVE dates for upcoming public meetings.

- G. Public Comment

- H. Next Meeting – October 18, 2023

All meetings are open to General Public

Subdivision/ Land Development Applications

L-01-21 – Daimion, (Final)

Address: 440-442 W. King Rd

Description: construction of 2800sqft pole barn

Submitted: 12-2-21 Extension: 11-19-23

PC Review: 1-18-23 rec approval w/ conditions

BOS Review:

Action Required: BOS Decision

S-04-21 – Rock Hill Farm, (Preliminary)

Address: 185 Grubb Rd, 2320 S. Valley Rd

Description: 22 lot, open space subdivision

Submitted: 7-8-22 Extension: 10-30-23

PC Review: 9-6-23

BOS Review:

Action Required: BOS Decision

S-03-23 – Zane Partners, (Preliminary/Final)

Address: 1 Arlington Rd

Description: 3 lot subdivision

Submitted: 7-7-23 Expires: 10-10-23

PC Review: 10-18-23?

BOS Review: 10-23-23

Action Required: BOS Decision

S-04-23 – Morris, (Final)

Address: 314 S. Valley Rd

Description: 6 lot subdivision

Submitted: 4-20-23 Extension: 10-31-23

PC Review: 10-4-23; 10-18-23?

BOS Review: 10-23-23?

Action Required: BOS Decision

S-05-23 – 944 Providence LLC, (Preliminary/Final)

Address: 944 Providence Rd

Description: 5 lot subdivision

Submitted: 6-16-23 Extension: 9-30-23

PC Review: 7-12-23 rec approval w/ conditions

BOS Review: 9-25-23

Action Required: BOS Decision 10-9-23

Conditional Use Applications

C-02-23 – Westview Capital Inv.

Address: 2069 Dutton Mill Rd

Description: to use property for non-profit recreation area

Submitted: 6-5-23 Extension: 9-30-23

PC Review: hold

BOS Hearing: hold

Action Required: BOS Decision

C-03-23 – 944 Providence LLC

Address: 944 Providence Rd

Description: conventional development under §139-152b(1)

Submitted: 6-16-23 Extension: closed

PC Review: 8-9-23

BOS Hearing: 9-11-23

Action Required: BOS Decision 10-9-23

C-04-23 – Heim Property Group

Address: 254 W. Lancaster Ave

Description: to use property for adult daycare

Submitted: 9-19-23 Expires: 11-18-23

PC Review: 10-18-23?

BOS Hearing: 11-13-23?

Action Required: BOS Decision

Zoning Applications

Z-12-22 – Chinmaya Mission, (Special Exception)

Address: 8044 Goshen Rd

Description: to use property for non-profit religious

Submitted: 12-7-22 Expires: continued

PC Review: 1-18-23 rec approval

ZHB Hearing: 7-31-23

Action Required: ZHB Decision 10-25-23

Z-04-23 – Diangelus, (Variance)

Address: 211 Walnut Tree Ln

Description: relief from rear yard setback and impervious coverage to add a pool

Submitted: 6-30-23 Expires: continued

PC Review: 8-9-23

ZHB Hearing: 8-23-23

Action Required: ZHB Decision 9-27-23

Z-06-23 – Westview Capital Inv., (Variance)

Address: 2069 Dutton Mill Rd

Description: a variance to construct a detached accessory dwelling unit

Submitted: 9-6-23 Expires: 11-5-23

PC Review: 10-4-23

ZHB Hearing: 10-25-23

Action Required: ZHB Decision

Z-07-23 – Schwartz, (Appeal ZO Decision, Variance)

Address: 17 Laurel Cir

Description: appeal the decision of the Zoning Officer, and a variance to continue a non-conforming use

Submitted: 9-8-23 Extension: 11-30-23

PC Review: 10-18-23?

ZHB Hearing:

Action Required: ZHB Decision

Agricultural Security Area Applications

A-01-23 – Schwartz

Address: 17 Laurel Cir

Description: parcel to be included in ASA

Submitted: 8-24-23 BOS Auth Adv: 9-25-23

PC Review: 10-18-23? ASAAC Review:

CCPC Review: BOS Hearing:

Action Required: BOS Decision