

Willistown Township Planning Commission
Minutes of the Meeting of
May 06, 2015

Present: R.E. Reves, Chairman
W. Bowers III, Vice Chairman
D.E. Watt, Secretary
G.Bucaccio
A.E. Newbold
W. Shoemaker

Also: John Gaadt, Consultant to the WPC
Mike Conrad, Township Engineer

Absent: F. Houder

Minutes: The Minutes of the meeting of April 15, 2015 were approved as submitted.

Subdivision:

S-01-15 Purna Partners – 940 Garrett Mill Road – Lot line change
Dave Shula appeared to assure the WPC that all the requested letters had been submitted. Therefore, the WPC recommends approval of this Lot line change by the Board of Supervisors, with Mr. Shoemaker abstaining.

S-02-15 Hipp/Johnson – Marlboro Road and Providence Road – Lot line change
Again, Dave Shula represented the applicants. The plan, creating two lots of 29.2 and 5.526 acres, now lists all recorded easements, acknowledgement by the Willistown Conservation Trust, and all items in the Yerkes review letter of April 20, 2015. The WPC recommends approval of this Lot Line change by the Board of Supervisors. Mr. Shoemaker abstained.

S-01-14 Douglass Ludin – 649 S. Warren Avenue – Minor subdivision
With the completed, signed plans submitted to the Township, the WPC recommends approval of this minor subdivision by the Board of Supervisors. Mr. Shoemaker again abstained.

Land Development:

L-01-15 Phelps School Gymnasium – 583 Sugartown Road
The School was represented by Cheryl Love, from the ELA group, Inc. and Stephanie Fahey. Love led a walk through the plan and addressed many of the issues raised in the Yerkes review letter of April 20, 2015. Many were “will comply” with others awaiting “clean up”. Some discussion of the 189 total parking spaces, the traffic engineering report, and the suggestions of Carroll Engineering’s letter of April 27 took place. Gaadt offered suggestions for modification of the proposed 600 foot long storm water basin. Love said that they would submit a plan reflecting compliance and return at a later meeting.

Respectfully submitted,

David E. Watt, Secretary