Willistown Township Planning Commission
Minutes of the Meeting of
March 01, 2017

Present: R.E. Reves, Chairman
G. Bucaccio, Vice Chairman
F. Houder
A. E. Newbold
W. Shoemaker
Absent: D.E. Watt, Secretary

Also: Mike Conrad, Township Engineer
John Gaadt, Consultant to the WPC
Neil Vaughn, Zoning Officer

Minutes: The Minutes of the meetings of February 1 and February 15, 2017 were approved as submitted.

Zoning Hearing:

Z-1-17 – Chris and Anita Papadopoulos – 1 Brampton Road

Mr. Papadopoulos and Mr. Neilio appeared with an amended plan for the swimming pool for which they are seeking impervious cover relief. The original plan, which they presented on February 15, showed impervious cover of 37.5 % when the maximum allowed for their property is 30%. The new plan reduced the impervious cover to 33.1%. Therefore, **the WPC recommends Zoning Hearing Board approval for this request.**

Z-2-17 – Corey and Carrie Moscoe – 103 Cratin Lane

Mr. Moscoe appeared with his builder to request permission to expand his deck/porch area and expand the pool patio area to include a fire pit, a seating wall, and place for a hot tub. All of this would increase the impervious cover from 29.5% to 34.4%. As with the previous zoning request, the PC members asked the applicant to rework the plans to reduce the impervious cover.

Land Development:

L-02-16/S-02-16 Rushton Woods Preserve, Rushton Conservation Center.

Timothy Barnard, Esq., Bonnie VanAlen, William Hartman, and Neal J. Camens, P.E. appeared to discuss the Yerkes review letter of March 1, 2017 including the Zoning Hearing Board's decision of February 22, 2017. Lengthy discussion ensued, particularly regarding the projected new drive way and its incursion into the stand of mature trees. The applicants were asked to reexamine the projected driveway to ascertain if it could be moved farther north in order to protect the trees.

Respectfully submitted,

Rita E. Reves, Acting Secretary