

Willistown Township Planning Commission
Minutes of the Meeting of
October 18, 2017

Present: R.E. Reves, Chairman **Also:** N. Vaughn, Zoning Officer
G. Bucaccio, Vice-Chairman J. Gaadt, Consultant to the WPC
D.E. Watt, Secretary M. Conrad, Township Engineer
F. Houder
C. Rubenstone

Absent: A. E. Newbold
W. Shoemaker

Minutes: The Minutes of the meeting of October 4, 2017 were approved as submitted.

Zoning Hearing: Z-07-17 Earl E. Kern and Maryanne Gallo, 1 Long Lane
(Seek relief to increase nonconformity)

The applicants appeared along with Jim Renehan and Nick Vastardis. They had a revised plan that addressed many of the concerns of the WPC at their last meeting.

The WPC recommends that the relief sought be granted by the Zoning Hearing Board.

Conditional Use: Malvern Preparatory School, 391 Paoli Pike
(Seek Conditional Use for a Garden Center under 139-146)

The applicant, T. J. Warner reappeared with a more complete sketch plan incorporating many of the WPC's suggestions such as reduced impervious cover, increased distances to property lines, and increased buffering. The WPC recommends the Conditional Use be approved by the Board of Supervisors provided that more engineering be done and consideration given to the hours of operation, noise and odor control, and limits placed on any processing.

Discussion:

The WPC recommends approval by the Board of Supervisors "Amendments to Chapter 139 creating new definitions, amending existing standards for proper referencing, eliminating inaccurate sections, and creating new standards under supplementary regulations concerning the Keeping of Animals".

The WPC also recommends approval of "Amendments to Chapter 93 in order to renumber Sections and create new standards concerning odors and animal cruelty."

Respectfully submitted,
David E Watt, Secretary