

**West Nottingham Township
Planning Commission Minutes
August 4, 2009**

The West Nottingham Township Planning Commission held its regular monthly meeting on Tuesday, August 4 at the Municipal Building, 100 Park Road, Nottingham, Pennsylvania.

The meeting was called to order at 7:43 p.m. by Member, Dennis Byrne, followed by the Salute to the Flag.

A motion to approve the minutes of the July 7, 2009, meeting was made by Robert Rohrer, seconded by James Lewis. The minutes were unanimously approved.

PRESENT:

Dennis Byrne, Member
James Lewis, Member
Robert Rohrer, Member
Nancy L. Cox, Secretary

Kevin Myers, C. C. Planning Commission
Gerald Cox, Ch. Township Supervisors
David Ross, V. Ch. Township Supervisors
Eric Todd, Supervisor

PLANS:

LAND DEVELOPMENT PROJECTS

- None

SUBDIVISION PROJECTS—(No changes from last month.)**

McMichael Industrial Park—Six (6) Lot Subdivision—TAX PARCEL #68-6-121

- Extension accepted by board of Supervisors at June 16 meeting—until September 19, 2009

Hughes Subdivision—Final Plan--25 Gray Horse Road—TAX PARCEL #68-4-11

- Extension accepted by Board of Supervisors at June 16 meeting—until February 28, 2010

Wicklow and Development (Subdivision)-Final—TAX PARCEL #68-2-62

- Extension accepted by Board of Supervisors at June 16 meeting—until December 31, 2009

FOR INFORMATION OR TRACKING ONLY

R. Samuel McMichael—Fireworks Retail Store (Final Plan)

- *At the June 16 meeting, “The Board (of Supervisors) consulted the Solicitor and determined that the Secretary should write a letter to the applicant asking him when he intends to put up the escrow for the improvements and record the plans.” No answer.*
- According to the Municipal Planning Code, he has 5 years from Supervisors’ approval to start project.

**Still to do by others:

- Applicant to prepare escrow legal documentation for execution
- Note: With regard to 90 days to record the plan, per Chapter 27, 311.1 and 314.1, the 90 days comes into play after final approval of the project by the Board and final approval occurs after the financial security has been executed. Therefore, even though the Board approved the final plan on 21 Aug. 07, final approval has not occurred due to the financial security.

OTHER BUSINESS

Discussion on Chester County Health Department letter of June 8, 2009

- Tabled until Engineer, James Gade, attends meeting.

Review of proposed LP Gas Regulations—letter forwarded 7/16/09 from Charles Shock

- *The revised ACT of 2002 still PROHIBITS ANY MUNICIPAL REGULATION OF THE PROPANE GAS INDUSTRY, INCLUDING TANKS, LOCATION OF TANKS, TUBING, PIPING, PROPANE-FUELED APPLIANCES AND EQUIPMENT, ETC., except that a municipality may impose a maximum 10' property line setback requirement for propane tanks, if it has a zoning ordinance and if that setback for propane tanks is specified in its zoning ordinance.*
- After discussion, it was suggested to pass on information to Kevin Myers to research if in agreement with township ordinances. (Copy of letter on file).

Regional Comprehensive Plan Meeting—August meeting cancelled

Zoning Task Force Meeting—July 10, 7 p.m.

Discussion on West Nottingham Zoning Revision

- Kevin Myers from the Chester County Planning Commission led a discussion on updates to the Home Occupations and Accessory Ag Uses revisions to the Zoning Ordinance.
- Task Force members were encouraged to review for discussion at the next meeting: Natural Resource Protection, the Part 10-General Regulations and hopefully move onto Supplemental Regulations.
- He took notes that will be reviewed at the August 10 meeting.

COMMENTS

ADJOURNMENT

A motion to adjourn the meeting at 9:07 p.m. was made by Robert Rohrer, seconded by James Lewis. Motion carried unanimously.

Respectfully submitted,

Nancy L. Cox
Secretary