

MINUTES OF THE
EAST COVENTRY TOWNSHIP PLANNING COMMISSION
MEETING HELD ON DECEMBER 19, 2018
(Approved January 16, 2019)

The Planning Commission held their monthly meeting on Wednesday, December 19, 2018. Present for the meeting were Walter Woessner, Kathryn Alexis, Lance Parson and Paul Lacon. Larry Tietjen was absent. Also present was Marjorie Brown, Township Solicitor.

Mr. Woessner called the meeting to order at 7:05 p.m. and the pledge was recited.

MINUTES

Mr. Parson made a motion to approve the draft minutes for the October 17, 2018 monthly meeting. Mrs. Alexis seconded the motion. The motion carried with a 4-0-0 vote.

CITIZEN COMMENTS

There were no Citizen Comments.

SUBDIVISION AND LAND DEVELOPMENT

There were no Subdivision and Land Development plans to review.

ADDITIONAL ITEMS BROUGHT BEFORE THE COMMISSION

Ordinance “Specialty and Heavy Construction Contractor Ordinance” – Ms. Brown reviewed the Ordinance “Specialty and Heavy Construction Contractor”. A lengthy discussion ensued regarding the Ordinance. Mr. John Yurick from McMahon Associates made some suggestions for this Ordinance which were reviewed. Ms. Brown is to make the changes that the Planning Commission has requested for this Ordinance and it will be reviewed again before it goes before the Board of Supervisors.

Review Possible Zoning Change for the area along Old Schuylkill Road across from the Whispering Woods Development between the PECO Right-of-Way and Peterman Road, and Make Recommendations to the Board of Supervisors – After a lengthy discussion on the possible zoning change, it was decided that the Planning Commission needs written clarification from the Board of Supervisors identifying the exact area and parcels to be considered for rezoning. Mrs. Alexis made a motion to request this information from the Board of Supervisors. Mr. Parson seconded the motion. The motion carried with a vote of 4-0-0.

Landscapes III Consistency – A discussion ensued regarding the consistency of the Landscapes III future land use map and the PMRPC map. Mr. Woessner stated that it was brought to his attention that this map is not consistent by John Cover from Montgomery County. Mr. Woessner indicated that he would like to contact Chester County Planning Commission regarding this map. A motion was made by Mr. Parson for Mr. Woessner to contact Chester County Planning Commission. Mr. Lacon seconded the motion. The motion carried with a vote of 4-0-0.

Garage Provisions – A discussion ensued regarding “garage” provisions. Ms. Brown is to research the zoning references to garage and whether or not the word “garage” can be deleted and “accessory structure” be used in its place.

Northern Federation Update

Mrs. Alexis reported that not many are showing up to the meetings. The current chair and vice-chair will continue with their roles until the March meeting when there will be an election. They are unsure at this time whether or not The Northern Federation will continue to exist. The Northern Federation only meets four (4) times per year now.

Historical Commission Update

Nothing to report at this time.

Pottstown Metropolitan Regional Planning Committee

The Delaware Valley Regional Planning Commission presented some of the results of a recent traffic study of intersections identified by PMRPC earlier this year. Supervisor Kolb assisted in identifying study areas.

DVRPC has recommendations for Vaughn Road and Route 724. The observations for this intersection are as follows: there are no advance warning signs on Route 724 for this intersection, there are no brakes in the shoulders to note the presence of driveways, the Vaughn Road street sign is not visible from Route 724, the intersection is not well lit and 4 of the 8 crashes occurred under dark conditions. They want to widen the gaps between the double yellow lines, add advance warning for the intersection, enlarge the street sign so it is visible from 724 and add a stop bar on Vaughn Road.

Mr. Woessner stated they are going to present recommendations for Bethel Church Road and Route 23, and Wells Road and Route 724 at the January PMRPC meeting.

ADJOURNMENT

Mrs. Alexis moved to adjourn the meeting at 9:43 pm. Mr. Parson seconded the motion. The motion carried with a 4-0-0 vote.

Respectfully submitted,

Susan Kutsch
Secretary