

**TOWNSHIP OF WEST PIKELAND
PLANNING COMMISSION
ORGANIZATIONAL/BUSINESS SESSION
January 13, 2014**

ATTENDING:

PLANNING COMMISSION

Frank Best, Chairman
Tom Dinan, Vice-Chairman
Sean O'Neill, Secretary
John Henssler
Albert Wachsmuth

TOWNSHIP PERSONNEL

Vincent M. Visoskas, Township Manager
Harry Miller, Subdivision Officer

Chairman Best called the meeting to order at 7:32 PM at the Township Building.

ELECTION OF OFFICERS

Chairman for 2014

Mr. Henssler motioned to appoint Mr. Best to serve as Chairman for 2014. Mr. Wachsmuth seconded the motion and the motion passed unanimously.

Vice Chairman for 2014

Mr. Henssler motioned to appoint Mr. Dinan to be Vice Chairman for 2014. Mr. Wachsmuth seconded the motion and the motion passed unanimously.

Secretary for 2014

Mr. Henssler motioned to appoint Mr. O'Neill to be Secretary for 2014. Mr. Wachsmuth seconded the motion and the motion passed unanimously.

RE-APPOINTMENTS

Mr. Wachsmuth (term 2014-2018) has been re-appointed by the Board of Supervisors to another term on the Planning Commission.

MINUTES – May 13, 2013

As there were no regular meetings held from June 2013 through December 2013. Mr. O'Neill motioned to accept the minutes of May 13, 2013 with the following typographical edit – "*Secretary O'Neill* called the meeting to order at 7:37 PM..." Mr. Dinan seconded the motion and the motion passed unanimously.

PERSONS WISHING TO BE HEARD

No members of the public were present at the meeting.

SUBDIVISIONS / LAND DEVELOPMENTS

There are no applications presently before the Commission.

BUSINESS

Subdivision and Land Development Ordinance

The members discussed the status of the final draft of the Subdivision and Land Development Ordinance. They requested that Mr. Dan Daley from the Township Engineer's Office attend the February meeting to discuss any final edits before a recommendation to the Board of Supervisors is made on adoption.

Stormwater Management Ordinance

The members have reviewed the final draft of the Stormwater Management Ordinance that is based upon Chester County's Model. Concerns were brought up regarding the County Model being adopted as a stand alone ordinance. Mr. O'Neill stated that he believes that the enabling legislation suggested the use of existing zoning, subdivision and land development, and construction codes to regulate stormwater management in the context of those respective activities, rather than to promulgate a stand alone Stormwater Management Ordinance. Discussion ensued regarding this topic. Mr. Dan Daley has forwarded a revised ordinance draft that incorporates Mr. O'Neill's comments by addressing waivers, enforcement, penalties, preventive remedies, and appeals through its simultaneous adoption incorporated into both the Zoning Ordinance and Subdivision and Land Development Ordinance.

Mr. Best moved to recommend to the Board of Supervisors that the revised draft West Pikeland Township Stormwater Management Ordinance be adopted and incorporated into both the Zoning Ordinance and Subdivision and Land Development Ordinance pending Township Solicitor review. Mr. Henssler seconded and the motion passed unanimously.

Park Property Master Plan Task Force

Mr. Visoskas noted that the Board of Supervisors has received proposals for the development of a Master Plan for the White Property. It is likely that a Task Force will be appointed to work with the consultants to develop the plan. Mr. Dinan and Mr. Normoyle have expressed interest in being Planning Commission representatives to the Task Force.

2014 Meeting Time

Commission members discussed their meeting start time in 2014 in light of the impending completion of the Subdivision and Land Development Ordinance. Mr. O'Neill moved that the Planning Commission continue to meet on the 2nd Monday of the month, as needed, and the meeting start time be 7 P.M. starting at the March meeting. Mr. Henssler seconded and the motion passed unanimously.

ANNOUNCEMENTS

The next meeting of the Planning Commission will be on Monday, February, 10th at 7:30 PM. A work session to discuss the Subdivision and Land Development Ordinance will begin at 7 P.M.

ADJOURNMENT

There being no further business, Mr. Dinan moved that the meeting be adjourned. Mr. Henssler seconded. Chairman Best adjourned the meeting at 8:09 PM.

Respectfully submitted,

Sean O'Neill, Secretary

SAO/vmv