



**WEST PIKELAND TOWNSHIP
1645 ART SCHOOL ROAD
CHESTER SPRINGS, PA 19425**

PLANNING COMMISSION
November 9, 2015

ATTENDING:

PLANNING COMMISSION

Tom Dinan, Vice-Chair
Sean O'Neill, Secretary
Bill Normoyle
Albert Wachsmuth
Thomas Knowlan
Todd Majors

TOWNSHIP PERSONNEL

Sam Bryant, Township Manager
Harry Miller, Subdivision Officer

Secretary O'Neill called the meeting to order at 7:00PM at the Township Building.

MEETING MINUTE APPROVAL – OCTOBER 12, 2015

Mr. Normoyle led a discussion to clarify the approach taken in recording the minutes. After discussion, Mr. Normoyle motioned to approve the Planning Commission minutes from October 12, 2015. The motion was seconded by Mr. Dinan. After no further discussion, the motion passed with all present voting Aye.

PERSONS WISHING TO BE HEARD

No members of the public were present at the meeting wishing to be heard on other than agenda items.

UNFINISHED BUSINESS

Discussion of Woodland Final Minor Subdivision

The applicant was not present for the meeting. Mr. Bryant noted that he had contacted the applicant and would also reach out to Natural Lands Trust regarding the conservation easement

prior to the next meeting. Mr. Bryant noted the 90 day clock would expire after the next Planning Commission meeting.

Mr. O'Neill also asked Mr. Bryant to investigate the driveway easements mentioned in the letter from the Chester County Planning Commission.

Discussion of Draft 537 Plan

Mr. Bryant said that the Planning Commission needs to review the proposed 537 Plan before it can be discussed by the Board of Supervisors.

Mr. O'Neill summarized it by stating it would have the Township generally rely on onlot septic systems that would be maintained via the proposed Sewage Management Ordinance, and that public water would eventually be implemented in Pickering Estates.

Mr. Mike Gardy, a resident of the Township at 750 Fox Ln, discussed his concerns with the Planning Commission regarding the draft 537 Plan. Members of the Planning Commission also had concerns about the plan specifically addressing Pickering Estates, instead of a long-term Township-wide solution to sewage issues.

Mr. Bryant said he would bring those concerns to the responsible Township Engineer and would inquire if a representative from ARRO Consulting could attend the next meeting of the Planning Commission to continue this discussion.

NEW BUSINESS

There was no new business discussed.

ANNOUNCEMENTS

The next Planning Commission meeting is scheduled for December 14th at 7 P.M.

ADJOURNMENT

There being no further business, Mr. Normoyle moved to adjourn the meeting. Mr. Knowlan seconded the motion. Secretary O'Neill adjourned the meeting at 7:57 P.M.