

Planning Commission Meeting Thursday, September 22, 2011 Minutes

The West Brandywine Township Planning Commission meeting of September 22, 2011 was called to order at 7:35 p.m., by Steve Jakatt, who then led the members in the pledge of allegiance. Members in attendance were John Cassels, John Conti, Chuck Dobson, Anita Ferenz, Bob Schini and Steve Jakatt.

Action on Minutes of Previous Meetings

The August 25, 2011 minutes were presented for approval. Chuck Dobson motioned to accept the minutes with Anita Ferenz seconding the motion. All members present voted in favor of the motion to accept the minutes (6-0).

Correspondence/Communications (developer related)

The PC noted that they were in receipt of various pieces of correspondence that would be discussed as they were brought up throughout the meeting.

Public Comments (Individuals requesting to be put on the agenda)

No one present to present anything to the PC.

Old Business

Brandywine Meadows (GenTerra Corporation), 49-lot Preliminary Subdivision Plan (BM-GC/07/27/06PSP) prepared by Bursich Associates, Inc located on the north side of Highspire Road. Clock starts on Thursday, July 27, 2006 and continues until Friday, December 16, 2011. No one was present to discuss the plan. Chuck Dobson motioned to table the plan with Anita Ferenz seconding the motion. There were no additional questions or comments. All members present voted aye to table the plan (6-0).

Hammell-O'Donnell Business Park– Preliminary Subdivision and Land Development Plan – (HAM-O'DON061109PSLDP), located along Chestnut Tree Road, north of the intersection with Rt. 322, West Nantmeal & West Brandywine Township, Chester County, PA prepared by Commonwealth Engineers, Inc. Clock starts on Thursday, June 25, 2009 and continues until Wednesday, November 16, 2011. There was no one present to discuss the plans. Chuck Dobson motioned to table the plan followed by a second by Anita Ferenz. There were no additional questions or comments. All members present voted aye to table the plan (6-0).

New Business

Harlan Corporation- 9 Lot Final Subdivision and Land Development Plan (HC091911FSLDP), re-subdivision of the approved Brandywine View Final Plans located at the intersection of Union Road and Pratts Dam Road, prepared by E. B. Walsh & Associates, Inc. Clock starts on Thursday, September 22, 2011 and runs until Wednesday, December 20, 2011. Andy Eberwein of E.B. Walsh & Associates, Inc. was present to discuss the plans with the PC. The plans that were presented deleted the public road, established a common driveway to service two lots and deleted a lot. Stormwater requirements would change as there is no public street. Chuck Dobson recommend “conditioned final approval” and Bob Schini seconded the motion. The “conditions” were as follows: the receipt of a clean letter from the Township Engineer and County Planning Commission, the obtaining of all other outside agency reviews and approval, and the establishment of all necessary escrows. Being no further discussions, the PC voted aye to recommend “conditioned final approval” to the Board of Supervisors (6-0).

Conditional Use Hearing Submission

Public Comments (individuals not requesting to be on agenda)

General Discussion by Planning Commission (as needed)

Meeting Reminders

The upcoming meeting reminders of the various Township organizations were read aloud.

Adjournment

At 7:52 p.m. Chuck Dobson motioned to adjourn the meeting. Anita Ferenz seconded the motion. All members in attendance voted aye to adjourn (6-0).

Ronald A. Rambo, Jr.
Planning Commission Secretary

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