

## **Planning Commission Meeting Thursday, October 27, 2011 Minutes**

The West Brandywine Township Planning Commission meeting of October 27, 2011 was called to order at 7:34 p.m., by Steve Jakatt, who then led the members in the pledge of allegiance. Members in attendance were John Cassels, Chuck Dobson, Anita Ferenz, Kim Hoopes, Bob Schini and Steve Jakatt.

### **Action on Minutes of Previous Meetings**

The September 22, 2011 minutes were presented for approval. John Cassels 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. Kim Hoopes motioned to table the plan with John Cassels 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. It was noted that a letter of extension would be needed from the applicant. Kim Hoopes motioned to table the plan upon receipt of the letter of extension followed by a second by John Cassels. There were no additional questions or comments. All members present voted aye to table the plan (6-0).

### **New Business**

Chuck Dobson stepped down as a Planning Commission member. Inland Design of 759 East Lincoln Highway, Exton, PA., of which Chuck Dobson is affiliated, presented the Glen at Baker's Ridge 5 lot sketch plan. The plan was originally known as the Glen Loch subdivision and has since been taken back by the bank. The plan shows 5 lots with some common driveways. The intent was to create a large parcel that would be kept with the original historic farmhouse to allow for the keeping of animals and then to create four new lots. The driveway access with the existing home constructed on a lot from the original Glen Loch subdivision would be worked out with the owner through the planning process. After some brief questions back and forth between the Planning Commission and Chuck Dobson, the Planning Commission recommended that the sketch plan be presented to the Historic Commission and Board of Supervisors at their upcoming meetings.

### **Conditional Use Hearing Submission**

**Public Comments (individuals not requesting to be on agenda)**

**General Discussion by Planning Commission (as needed)**

Chairman Steve Jakatt noted Supervisor elect William Webb was in attendance to introduce himself to the Planning Commission members. Noting that this was not planning related, it was suggested that this take place after the meeting so that adequate time to introduce each other was available.

**Meeting Reminders**

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

**Adjournment**

At 8:18 p.m. Bob Schini 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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