

MEETING MINUTES OF THE
**PLANNING COMMISSION OF
LOWER POTTS GROVE TOWNSHIP
MONTGOMERY COUNTY, PENNSYLVANIA**
July 15, 2019

The Lower Pottsgrove Township Planning Commission held its regularly scheduled meeting on Monday, July 15, 2019. The meeting was called to order by Chair Frank Cebular at 6:30 p.m. and the following were in attendance:

Frank Cebular, Chair
Anthony Cherico
William Wolfgang

Edward Wagner, Township Manager
Chad Camburn, Township Engineer

Mr. Cebular announced the meeting was being recorded.

APPROVAL OF MINUTES

After a minor correction, Mr. Cherico made a motion to approve the minutes of the June 12, 2019 regularly scheduled meeting of the Lower Pottsgrove Township Planning Commission. Mr. Cebular seconded the motion and it was unanimously approved. Vote was 3-0 in favor.

ACCEPTANCE OF NEW APPLICATIONS

Mr. Wolfgang made the motion to accept Application #2016-01B Sanatoga Green 313 Evergreen Road Phases 2 & 3. Mr. Cherico seconded the motion and it was unanimously approved. Vote was 3-0 in favor.

Mr. Zlomek asked for clarification if this was just an acceptance of the application or if it was a decision to recommend.

Mr. Cebular stated that it was a motion to accept the application.

SUBDIVISION & LAND DEVELOPMENT PLAN REVIEW- MacIntosh Builders 1193 Crestwood Drive Lot

1. Waiver letter of June 24, 2019
2. Aston Response Letter of June 24, 2019
3. Bursich Grading Permit Review Letters of May 30, 2019

John Aston and Fred Macintosh explained that the plan is to construct a single-family home which the subdivision for the lot was approved in 1957. With today's standards for stormwater the placement of the house would not meet the required setbacks. Currently the plan is to put the storm water basin between the house and the adjacent property and to control the water from running off onto the adjoining property. They are requesting a waiver from 203-15.C.(1)(a) from the current setback requirement of 50 feet from any structure. The proposed rain garden is located 12 feet from the proposed house and 48 feet from the property at 1187 Crestwood Drive.

The second waiver is from 203-15.C.(1)(b) to allow a stormwater retention/detention basin within 50 feet from any property boundary or right-of-way. The proposed rain garden is approximately 15 feet from the adjacent property line and 20 feet from the right-of-way.

Mr. Wolfgang made a motion to approve the two waivers. Mr. Cherico seconded the motion and it was unanimously approved 3-0 in favor.

PLANNING & ZONING – None

AUTHORITY BUSINESS –

Jacobs & Wright Sewage Planning Module Component 4A
Rita's Water Ice Sewage Planning Module Component 4A

Mr. Wagner explained that the Jacobs & Wright will be installing two separate grinder pumps that will go into an existing sewer manhole located in the Southview Development on Continental Drive. They currently both have failing septic systems. The Wright property is located at 1630 Orlando Road and Jacobs property is located at 375 Kennedy Court

Mr. Wolfgang made a motion to approve Jacobs/Wright Sewer Planning Module Component 4A. Mr. Cherico seconded the motion and it was unanimously approved 3-0 in favor.

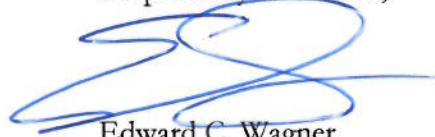
Mr. Cherico made a motion to approve 1350 N. Charlotte Street Rita's Water Ice Sewage Planning Module Component 4a. Mr. Wolfgang seconded the motion and it was unanimously approved 3-0 in favor.

PLANNING & ZONING – None
ANNOUNCEMENTS - None

ADJOURNMENT:

Mr. Wolfgang made a motion to adjourn the meeting. Mr. Cherico seconded. The public meeting adjourned at 6:43 p.m. The next regularly scheduled meeting is Monday, August 19, 2019 at 6:30 p.m.

Respectfully submitted,



Edward C. Wagner
Township Manager