

**AGENDA  
EAST NOTTINGHAM TOWNSHIP  
REGULAR PLANNING COMMISSION MEETING  
October 24, 2011**

- I. *Call meeting to order*
- II. *Pledge of Allegiance*
- III. *Approve Agenda*
- IV. *Public Comment on Agenda*
- V. *Approve Minutes*
  - August 22, 2011
  - September 26, 2011
- VI. *Ordinances*
  - County-Wide Act 167 Stormwater Management Model Ordinance
- VII. *Subdivision/Land Development Plans*

**TOWNSHIP ENGINEER REVIEW LETTERS – NONE**

**DEVELOPERS REQUESTING TO BE ON AGENDA - NONE**

**REQUEST FOR EXTENSION LETTERS – to be date specific for February 15, 2012**

- Herr Foods, Inc. – Preliminary Industrial Subdivision Plan

**SUBDIVISIONS & LAND DEVELOPMENT PLANS IN PROCESS (FYI)**

- Langston - Preliminary Subdivision Plan
- Liz Miller – 2003 Preliminary Subdivision Plan
- Meadowview Estates (Frost) (Option 1)
- Carl E & Lesley L. Mease – Land Development Plan
- Timothy Bishop – Minor Subdivision Plan
- Stephen & Lydia Fisher –Minor Subdivision Plan
- David T. Muehlmatt – Minor Subdivision Plan
- Wicklow – Final Subdivision Plan
- Wilson King – Final 2-Lot Subdivision & Land Development Plan

- VIII. *Correspondence - NONE*
- IX. *Old Business*
- X. *Planning Commission Members*
- XI. *Recognition of Visitors*
- XII. *Adjournment*

**East Nottingham Township  
Planning Commission Regular Meeting Minutes  
October 24, 2011**

The regular meeting of the East Nottingham Township Planning Commission was held in the Township Building on October 24, 2011 at 7 pm. Those present were: Planning Commission Chairman Walt Leis, Vice-Chair Janice Gavin, Members, Rick Orner, Tom Faux, John Wallace, and Planning Commission Secretary, PJ Scheese. Members Art Rieck and Robert Williams were absent.

The meeting was called to order at 7:04 p.m. by PC Chairman Walt Leis.

The Pledge of Allegiance was led by Vice-Chair, Janice Gavin.

**A motion was made by John Wallace, seconded by Janice Gavin, to approve the agenda. The motion carried.**

**Aye: 5      Nay: 0**

There was no public comment on the agenda.

**A motion was made by the Rick Orner, seconded by John Wallace, to approve the regular meeting minutes for August 22 2011. The motion carried.**

**Aye: 4      Nay: 0      Abstain: 1 (Walt Leis as he was not at that meeting)**

The minutes of the September 26, 2011 PC meeting was deferred to the next PC meeting as a quorum of members who were present at the September meeting were not present at this meeting.

***Ordinances***

*County-Wide Act 167 Stormwater Management Module Ordinance – as written by the county.*

Chairman Walt Leis began the discussion by explaining the process of the county working on this draft for the past several years. If a municipality does not have a current stormwater management ordinance, it is expected that the county's module will be adopted, in whole or in part, by those municipalities. The purpose of this discussion is to come up with some comments to send back to the county regarding their model ordinance. The first comment, that everyone made, was that the county was not giving the municipalities enough time for this.

That being said, Walt Leis raised his first concern with the Draft Ordinance Standards, saying that there were none, noting in particular section M5 and asking where the standards are. They should be stated in that section and not just use a referral to another source. He also has issues with section 801.C of the draft ordinance, regarding the Prohibited Discharges.

Vice-Chair Janice Gavin has issues with sections 901, 902, and 903 regarding Enforcement and Penalties, citing the Fourth Amendment of the Constitution.

PJ Scheese is to call the township engineer, Jim Gade, to see if anyone from Stantec attended the last meeting and if so what they think of this draft ordinance. PJ Scheese is also to write up the PC's comments and send them to the PC for approval before forwarding them on to the county.

***Subdivisions & Land Development Plans***

***Township Engineer Review Letters – NONE***

***Developers requesting to be on the Agenda – NONE***

**Letters of Extension**

- Herr Foods, Inc. – Preliminary Industrial Subdivision Plan

**A motion was made by Rick Orner, seconded by John Wallace, to request a letter of extension from Herr Foods, Inc., to be date specific for February 15, 2012. The motion carried.**

**Ayes: 5      Nays: 0**

**Other Plans Currently in Subdivision or Land Development Process (FYI)**

- Langston - Preliminary Subdivision Plan
- Liz Miller – 2003 Preliminary Subdivision Plan
- Meadowview Estates (Frost) (Option 1)
- Carl E & Lesley L. Mease – Land Development Plan
- Timothy Bishop – Minor Subdivision Plan
- Stephen & Lydia Fisher – Minor Subdivision Plan
- David T. Muehlmann – Minor Subdivision Plan
- Wicklow – Final Subdivision Plan
- Wilson King – Final 2-Lot Subdivision & Land Development Plan

**Correspondence**

- An email from Chester County 2020 regarding the Master Planner Program. PJ Scheese asked if anyone was interested in attending these sessions. There is interest; therefore, it will be looked into further as to when the next set of classes will take place in West Chester.

**Old Business - NONE**

**PC Members**

PJ Scheese asked if anyone was interested in having a Christmas party this year. There is interest to have one, but not in a restaurant, and on a Friday night this time. PJ Scheese will come up with some dates to be discussed at the next PC meeting.

**Visitors**

Joel Brown asked about the Jordan Manor property and what was discussed at the work session last week. There was some discussion about the realtor asking about what would be allowed and what would not on this ground.

**A Motion was made by Rick Orner, seconded by Janice Gavin, to adjourn the meeting. The motion carried.**

**Ayes: 5      Nays: 0**

The meeting adjourned at 7:45 p.m.

Respectfully Submitted,

PJ Scheese  
Planning Commission Secretary

APPROVED:  
Date \_\_\_\_\_

\_\_\_\_\_  
Walt Leis, Planning Commission Chairman