

EAST GOSHEN TOWNSHIP
PLANNING COMMISSION WORKSHOP MEETING
June 20, 2012

The East Goshen Township Planning Commission held a workshop scheduled meeting on Wednesday, June 20, 2012 at 7:00 p.m. at the East Goshen Township building. Members present were: Chairman Susan Carty, George Martynick, Dan Daley, Jim McRee, and Al Zuccarello.

A. CALL TO ORDER & PLEDGE OF ALLEGIENCE

1. Sue called the meeting to order. She led the Pledge of Allegiance and a moment of silence to remember our troops.

B. ZONING ORDINANCE REVIEW

1. Article IV was reviewed with the following comments:

Page 1, line 27 – add “and” between control and attractive

Page 2, (10) Manufacturing – This was discussed but no changes were made.

Page 2, (6) Standard restaurant – The “occasional take-out service” was discussed. The former bank building in the shopping center was discussed.

Page 3 – (23) Research – This is allowed in I2 but not BP.

Page 3 - (26) Day care – Can the same verbiage be used here and on Page 4 (15), Page 9 (21) & (6) and Page 17 (15). Why isn't it consistent?

Page 4 (1) – Solar or Wind-generated energy systems. Move this to Conditional Use. Should we set design standards? Dan mentioned that another municipality is fighting a large solar field. Solar can be used as an accessory for a business but not as the business. If an accessory, allow only on the roof. If more than that, it has to go to conditional use in I1, I2 and BP.

Page 4 (9) – Storage of an RV was discussed but no changes made.

Page 5 – Chart for I-1 Principal Uses – Maximum building height – Since the height for apartments has been raised should this be raised. Dan pointed out that West Goshen allows up to 40 feet high.

Review of I2 district. Dan feels there is a lot of redundancy in I1 & I2. Jim suggested that, if is allowed in I1, it is included in I2.

Page 7, D (1) and (10) on page 8 are the same. Remove #10 on page 8.

Page 8, (6) and (24) on page 9 are the same. Remove #24 on page 9.

Page 10, (2) line 18 – Typo change 1-2 to I-2.

Page 10, (2) (b) line 25 – Just say Permitted Uses because the uses are shown in (a). (c) and (d) have references to Article V.

Page 11 (3) (a) 330/150 feet from what??

(d) Maximum Building Height – Can the editor's notes be incorporated into the zones for clarification.

Page 12 (g) Two buildings on one lot – Do we want to keep this?

Page 12 (4) National Register of Historic Places – Does the Historical Commission want to make any comments on this section?

Page 14 (3) – rooftop structures – Should solar panels be included?

Page 14 B (1) (2) & (3), consolidate (1) & (2) into (3).

Page 14 B (4) Make this a conditional use.

The Commission will wait for Mark Gordon's comments.

When the Commission reviews Article V, they will start on page 16 since the Sign Ordinance amendments have been approved.

C. ADJOURNMENT

There being no further business, a motion to adjourn the meeting was made by George and seconded by Al. The meeting adjourned at 8:45 p.m.

Respectfully submitted, _____
Ruth Kiefer, Recording Secretary