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3 **EAST GOSHEN TOWNSHIP**
4 **PLANNING COMMISSION MEETING**
5 **July 6, 2016**

6 The East Goshen Township Planning Commission held a regularly scheduled meeting on Wednesday,
7 July 6, 2016 at 7:00 p.m. at the East Goshen Township building. Members present were: Vice Chairman
8 Lori Kier, Jim McRee, Dan Daley, Monica Close and Brad Giresi. Also present was Mark Gordon,
9 Zoning Officer and Janet Emanuel, Township Supervisor.

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11 **COMMON ACRONYMS:**

12 *BOS – Board of Supervisors* *CPTF – Comprehensive Plan Task Force*
13 *BC – Brandywine Conservancy* *CVS – Community Visioning Session*
14 *CB – Conservancy Board* *SWM – Storm Water Management*
15 *CCPC – Chester Co Planning Commission*
16

17 **A. FORMAL MEETING – 7:00**

- 18 1. Lori called the meeting to order at 7:00 pm. She led the Pledge of Allegiance and a moment
19 of silence to remember our troops.
20 2. Lori asked if anyone would be recording the meeting and if there were any public comments
21 about non-agenda items. There was no response.
22 3. Lori reviewed the Tracking Log and determined no need for a workshop
23 4. Lori noted that the minutes of the June 1, 2016 meeting were approved as amended.
24

25 **B. SUBDIVISION & LAND DEVELOPMENT**

26 1. 1420 E Strasburg Road (Subdivision/Land Development) – Mark Gordon provided copies of
27 the review letters from the Township Engineer and Chester Co. Planning Commission. Mark reported
28 that there was an on site meeting to discuss sewer, storm water management and tree plan.
29

30 **PUBLIC COMMENT:**

- 31 1. James Seeley, 47 Lochwood Lane – He mentioned the term “civil action” regarding failure of the
32 rain gardens and asked for clarification. Mark commented that if the homeowners don’t maintain
33 the rain gardens, the Township could compel them to do it or the Township could do it and
34 charge the homeowners. Mr. Seeley mentioned the 18 degree slope. He doesn’t feel rain
35 gardens are appropriate. He feels only 1 new home should be built. Mrs. Seeley mentioned the
36 current driveway and utility pole at Lochwood that blocks the sight of those pulling out. Mark
37 reported that they met with PennDOT who told them how much they need to cut back the bank of
38 the hill and a utility pole must be moved. This all needs to be done before construction can start.
39 2. Mr. & Mrs. Troltenier, 49 Lochwood Lane – They asked where the water runoff would go. Mark
40 explained that there will be basins at the new homes which should slowly run off to the creek.
41 The post development rates of flow must be equal to the pre-development rates. The three
42 homeowners will have a Storm Water Operation Maintenance Agreement which is part of the
43 deeds for the properties and will pass on to subsequent owners. The Township will do an
44 inspection every 2 years.
45

46 **C. OLD BUSINESS**

- 47 1. DAS Ordinance - Mark reported that he received a notice from an attorney warning that there
48 are companies in the area already who want to do this. Mark was contacted by and met with
49 representatives from Crown Castle. They want to work with the Township on this endeavor. They can
50 put 3 clients on a pole. Mark mentioned that Andy Rau will be at the Planning Commission meeting on
51 August 3, 2016.
52 2. Sign Ordinance – Tabled until the next meeting. The Commission members have copies of
53 the existing ordinance. Mark asked them to read it and prepare any comments.

1 **E. LIAISON REPORTS**

2 1. Board of Supervisors – Janet reported that they have been working on the two dams and
3 explained their decision. Mark commented that the homeowners in Milltown are encouraged to form a
4 committee to be involved in the partial breach of the dam.
5

6 **F. ANY OTHER MATTER**

7 1. Mark mentioned that he, Monica, and Lori attended a conference on redevelopment of
8 commercial areas.
9

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11 **G. ADJOURNMENT**

12 There being no further business, Dan Daley moved to adjourn the meeting. Brad seconded the
13 motion. The meeting adjourned at 9:30 pm. The next regular meeting will be held Wednesday,
14 August 3, 2016 at 7:00 pm.
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17 Respectfully submitted, _____
18 *Ruth Kiefer, Recording Secretary*