

## WEST GOSHEN PLANNING COMMISSION MINUTES

APRIL 21, 2015

**Planning Commission**—Monica Drewniany, Carrie Martin, Will Morrison, Vito Genua, Robert Holland, Terry Wildrick and Julie Potts

**Administration**—Richard J. Craig, Township Engineer

Monica Drewniany called to order a scheduled meeting of the West Goshen Township Planning Commission at 7:00 p.m. on Tuesday, January 20, 2015 at the WGT Administration Building.

Following the Pledge of Allegiance, the floor was opened for public comment. There being none, the Planning Commission proceeded to approve the minutes from the January 20, 2015 meeting with the correction of the heading of Text Amendment to include Wireless Communications as a description.

### **Initial submissions:**

Land development plan to combine three commercial lots for Redgo Development at 200, 300 and 400 Willowbrook Lane off of Matlack Street. The developer is considering this use for medical offices. The plan is under preliminary review by the Township Engineer, Richard Craig.

### **Final Land Development Plans:**

A 9,236 square foot commercial office building addition for James D. Miller at 702 Old Westtown Road was presented to the Planning Commission. Joe Russella, the project engineer, appeared representing Denny Howell & Associates. The proposal is to consolidate two lots and add two new buildings. The lot is on a dead end street and the use is proper for the zoning in that area. The plan will need to go to the zoning hearing board due to lot shape and setback. All township ordinances are met and the plan is straightforward. Storm water is managed and there is an on lot well; which is the only alternative because due to the location, they are unable to extend to public water.

The Planning Commission, upon motion of Bob Holland and Carrie Martin, unanimously approved a motion to recommend approval to the Board of Supervisors.

### **Zoning Text Amendment—Medical Office Buildings and Clinics**

The Planning Commission reviewed the text changes for Medical Office Buildings and Clinics that was submitted by the Solicitor. The basis for the change was that the current text did not define medical office well or where they were permitted in the township. The Planning Commission had a chance to review the text amendments and being that there were no changes to the draft the matter went to motion.

The Planning Commission, upon motion of Vito Genua and Carrie Martin, unanimously approved a motion to recommend approval to the Board of Supervisors.

There were no committee reports.

The Planning Commission agreed to change the May meeting to May 26, 2015.

There was one public comment. Dr. Doug White appeared to get an update on the Greystone Property and the meeting was adjourned at 7:36 p.m.

Submitted by Julie Potts—Planning Commission Member/Secretary