

**SKIPPACK TOWNSHIP PLANNING COMMISSION
JULY 17, 2017 MINUTES**

PLANNING COMMISSION

Caesar Gorski	Present
Timothy Landmesser	Present
Bradley DeForest	Present
Michael Rotay	Present
Gerry Rader	Absent

TOWNSHIP PROFESSIONAL STAFF

Christopher W. Heleniak, Manager	Present
Timothy Woodrow, PE	Present
Joseph A. Zadlo, Planner	Present

I. REORGANIZATION

A. Election of Chairman:

MOTION MADE BY MR. DEFOREST TO ELECT MR. GORSKI AS CHAIRMAN OF THE PLANNING COMMISSION. MOTION SECONDED BY MR. LANDMESSER. ALL IN FAVOR, MOTION CARRIED.

B. Election of Vice-Chairman:

MOTION MADE BY MR. LANDMESSER TO ELECT MR. ROTAY AS VICE-CHAIRMAN OF THE PLANNING COMMISSION. MOTION SECONDED BY MR. DEFOREST. ALL IN FAVOR, MOTION CARRIED.

II. PUBLIC COMMENT

NONE

III. APPROVAL OF THE NOVEMBER 9, 2015, FEBRUARY 15, 2016, MAY 16, 2016 AND AUGUST 15, 2016 MINUTES

MOTION MADE BY MR. ROTAY TO APPROVE THE MAY 16, 2016 AND AUGUST 15, 2016 MINUTES. SECONDED BY MR. DEFOREST. ALL IN FAVOR, MOTION CARRIED. NOVEMBER 9, 2015 & FEBRUARY 15, 2016 – TABLED.

IV. PLANS TO ACCEPT

A. Corey Leadbeater – Conditional Use – 4946 Skippack Pike

MOTION MADE BY MR. ROTAY TO ACCEPT PLANS FOR COREY LEADBEATER – 4946 SKIPPACK PIKE. SECONDED BY MR. LANDMESSER. ALL IN FAVOR, MOTION CARRIED.

B. Marino Holdings, LLC – Subdivision – Bennington Drive

MOTION MADE BY MR. LANDMESSER TO ACCEPT PLANS FOR MARINO HOLDINGS, LLC – SUBDIVISION – BENNINGTON DRIVE. SECONDED BY MR. ROTAY. ALL IN FAVOR, MOTION CARRIED.

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V. STAFF REPORTS

- A. Engineer:** Mr. Woodrow gave an update on Meadow Glen Phase 3. He also announced that the 2017 Road Project bid was awarded last week and work would begin shortly. Lastly, he announced he hoped to go to bid on the sewer project soon.
- B. Planner**
- C. Manager**

VI. OLD BUSINESS

VII. NEW BUSINESS

A. Corey Leadbeater – Conditional Use – 4946 Skippack Pike

Mr. Leadbeater's engineer Michael Engel from H&K presented plans for grading work and construction of a retaining wall on Mr. Leadbeater's property, which is located in the Floodplain District.

MOTION TO RECOMMEND APPROVAL BY MR. DEFOREST
CONDITIONED UPON MR. LEADBEATER REMOVING THE FILL
MATERIAL FROM THE FLOODWAY. MOTION SECONDED BY MR.
LANDMESSER. ALL IN FAVOR, MOTION CARRIED.

B. Marino Holdings, LLC – Subdivision – Bennington Drive

Mark Marino presented plans for a 12 lot subdivision and open space area with an accessory building for public use. He requested waivers from Section 169-30.B, Section 169-33.A(7), Section 169-33.B(3), Section 169-33.B(4), Section 169-16.1, and Section 169-33.F of the Skippack Township Subdivision and Land Development Ordinance.

MOTION TO RECOMMEND WAIVERS BY MR. ROTAY. MOTION
SECONDED BY MR. DEFOREST. ALL IN FAVOR, MOTION CARRIED.

MOTION TO RECOMMEND PRELIMINARY/FINAL APPROVAL BY MR.
DEFOREST CONDITIONED ON COMPLIANCE WITH ALL TOWNSHIP
ENGINEER AND PLANNER REVIEW LETTERS. MOTION SECONDED BY
MR. ROTAY. ALL IN FAVOR, MOTION CARRIED.

VIII. ADJOURNMENT

The meeting was adjourned at 8:27PM.