

SKIPPACK TOWNSHIP PLANNING COMMISSION
JULY 19, 2021 MINUTES

PLANNING COMMISSION

Timothy Landmesser	Present
Bradley DeForest	Absent
Gerry Rader	Present
Harry Greco	Present
Luke Dielsi	Present

TOWNSHIP PROFESSIONAL STAFF

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

7:30PM

I. PUBLIC COMMENT
NONE

II. APPROVAL OF THE APRIL 19, 2021 MINUTES
MOTION MADE BY MR. DIELSI TO APPROVE THE APRIL 19, 2021 MINUTES.
MOTION SECONDED BY MR. GRECO. ALL IN FAVOR, MOTION CARRIED.

III. PLANS TO ACCEPT

- A. George Gorman, IV – Preliminary Land Development – 4124 Skippack Pike**
MOTION MADE BY MR. RADER TO ACCEPT GEORGE GORMAN, IV –
LAND DEVELOPMENT – 4124 SKIPPACK PIKE. MOTION SECONDED BY
MR. LANDMESSER. ALL IN FAVOR, MOTION CARRIED.

IV. STAFF REPORTS

A. Engineer

- 1. Fair Hills Community Sewer/Paving Projects**
Mr. Woodrow gave an update on the sewer lateral replacement and paving projects in the Fair Hills Community.
- 2. Lenape Park Update**
Mr. Woodrow gave an update on Lenape Park and the improvements underway.
- 3. Palmer Park Tennis/Pickleball Project Update**
Mr. Woodrow gave an update on the Palmer Park Tennis/Pickleball project.

B. Planner

- 1. Lenape Park Pavilion**
Mr. Zadlo gave an update on the pavilion project at Lenape Park.

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C. Manager

NONE

V. OLD BUSINESS

NONE

VI. NEW BUSINESS

- A. George Gorman, IV – Preliminary Land Development – 4124 Skippack Pike**
Eric Frey, Sandy Koza, George Gorman, Rick Stratton and Connie Justis gave a presentation for a proposed Dunkin Donuts on the former gas station property on Skippack Pike. There was a discussion amongst the applicant, the applicant's professionals, Township Staff and the Commission members.

MOTION MADE BY MR. DIELSI TO RECOMMEND THE BOARD OF SUPERVISORS GRANT PRELIMINARY LAND DEVELOPMENT APPROVAL CONDITIONED UPON COMPLIANCE WITH THE STAFF REVIEW LETTERS AND TRAFFIC EVALUATIONS. MOTION SECONDED BY MR. RADER. ALL IN FAVOR, MOTION CARRIED.

VII. ADJOURNMENT

The meeting was adjourned at 9:01 P.M.