

The Borough of Phoenixville
Planning Commission
May 13, 2010

1. Call to Order 7:07p.m. by vice-chairperson Teena Peters.
2. Pledge of Allegiance
3. Roll Call
Present were: Jennifer Faggioli, Teena Peters, Marcia Eldred, Ron Knabb
Also Present: Kim Venzie, Al Giannantonio, Bev Wassel, Ray Ott & Jean Krack
Excused were: Debra Johnston, David Saneck & James Evans
4. Announcements/Correspondence
Jean Krack discussed the need for any correspondence intended for borough consultants should go directly to the chairperson. After further discussion it was decided that a memo will be distributed to PC members that all inquiries will be directed to either the chairperson or the Borough Manager only.
5. Approval of Minutes February 18 & March 11, 2010
A motion was made to approve both months minutes by Jennifer Faggioli and seconded by by Ron Knabb. Motion passed unanimously.
6. Re-organization
Reorganization will be postponed to a later date when all members are present.
7. Zoning Hearing or Conditional Use Applications
None
8. New Business
PCE 09-12:
254-256 Washington Avenue
Tax Parcel # 15-9-755
To subdivide an existing twin building

Ryan Costello presenting for the applicant. The application has been through zoning and has had zoning ordinances granted. It was suggested that the engineers comments be added as plan notes. Front and rear yard setbacks as well as the cartway was also discussed.

Motion made to recommend that Council approve the subdivision plan subject to the borough planner final review and acceptance of review letter dated May 7, 2010 with the acceptance of comment #3 in the review letter, comment #12 should read 402.26, remove

comment 19, and striking the last sentence of comment #20. The applicant should resubmit the plan to the engineer with all standard terms and conditions applied by Ron Knabb.

Motion seconded by Jennifer Faggioli

Motion passed unanimously

9. New Business

PCE 2010-02:

155 Mowere Road

Tax Parcel # 15-4A-7

To subdivide an existing lot for 3 single family units.

Ryan Costello presenting for the applicant. The planners review letter was discussed. The applicants are not sure which plan to proceed with and the ideal plan includes variance requests. The non-ideal plan would not require variance requests. Even though the other sketch plan was not recorded in time for this meeting, it was discussed at the request of The Planning Commission. It was agreed after further discussion that the alternate plan was in fact the better plan and that it should be submitted for formal review. The option of extending sewer lines was also discussed.

No motions made, the applicant will resubmit.

Motion to adjourn made by Jennifer Faggioli at 8:20 p.m.

Respectfully Submitted,

Jennifer Faggioli