

Borough of Malvern
Planning Commission Regular Meeting Minutes
November 5, 2009
Approved Minutes

A regular meeting of the Planning Commission was held on Thursday, November 9, 2009 at the Malvern Municipal Building. Members present included: Christopher Mongeau, David Knies, Cecelia Oswald, and Evangeline Linkous.

CALL TO ORDER

Chairman Mongeau called the meeting to order at 7:30 pm.

NEW BUSINESS

Renehan Realty

Renehan Realty, LLC requested a waiver to allow a storage shed was considered. Mr. Knies introduced a motion that the Planning Commission grant a waiver to Renehan to allow a storage shed measuring 12 x 16 feet on their property. The motion was unanimously approved.

Call Center Connect

A request from Call Center Connect for a waiver to allow for installation of a generator was tabled until the next meeting because a representative from Call Center Connect was not present, and the Planning Commission required more information.

OLD BUSINESS

Patriots Path

Paul Driscoll of Urban Research and Development Corporation provided an update on the status of Patriots' Path. Mr. Driscoll indicated that the trail connects the Battle of Clouds site in East Whiteland, Valley Forge in Tredyffrin, and Paoli Battlefield in Malvern. The Chester Valley Trail is the spine of Patriots' Path, and the Malvern portion is the only part that goes south of the Chester Valley Trail.

Mr. Driscoll said that developers have agreed to add sidewalks to portions of the trail in and around Malvern, including from Route 30 to the Worthington site, and along Old Lincoln Road from General Warren to Old Lincoln Highway. A major challenge to project completion will be negotiating with Norfolk Southern about opening up a closed underpass near the Route 30/Route 29 intersection to allow for pedestrian access.

The project's proposed costs for Malvern will include new sidewalks, notably along First Avenue and Old Lincoln Highway. Approximately half of the estimated costs are for

decorative sidewalk treatments at intersections. The project is currently in the planning stage and there are no plans for funding project implementation at this time. The next step in the project will be development of construction and engineering documents. A member of the public expressed concern about bicyclist safety along the path's Warren Avenue segment.

Ms. Oswald introduced a motion that the Planning Commission support the Patriots Path concept, and requesting that Borough Council investigate funding sources to help move the project forward. The motion was unanimously approved.

SEPTA Ordinance

Chairman Mongeau stated that SEPTA have been instructed to bring updated plans showing site design and landscaping for the parking lot improvements. He noted that the Planning Commission should follow up on a question raised by Borough Council about whether SEPTA would repave Warren Avenue after constructing the pedestrian tunnel. Ms. Oswald requested that the Planning Commission seek clarification from the township solicitor regarding the use and meaning of the term 'adjacent' in the ordinance language about lighting impacts.

APPROVAL OF THE MINUTES

The Minutes of the Meeting from October 1, 2009 were approved unanimously as corrected.

TREASURER'S REPORT

The Treasurer's Report was postponed until the next meeting because Treasurer Stevens was not present.

The meeting was adjourned at 8:15 pm.

Minutes taken by Evangeline Linkous