

1. CALL TO ORDER: David Knies, Commissioner
Lynne Frederick, Commissioner
Chris Mongeau, Commissioner
Mark Niemiec, Commissioner
Geoff Rubino, Commissioner
Carroll Siquett, Commissioner

Also Present: Neil Lovekin, Assistant Borough Manager/Secretary

2. APPROVAL OF MINUTES:

A motion was made by Lynne Frederick, seconded by Carroll Siquett, and carried by a vote of 6-0, Geoff Rubino abstained due to being absent, to approve the minutes of Thursday, February 1, 2018 as amended.

3. UNFINISHED BUSINESS:

a) VACANCY – CANDIDATE SELECTION

Dave Knies stated three (3) residents have applied for the vacancy created by former Vice-Chair, Amy Finkbiner who did not seek reappointment due to being elected to Borough Council. Mr. Knies reminded the Commissioners that they postponed making nominations to fill the vacancy until Geoff Rubino was in attendance.

The three applicants/residents were: 1) Gail Newman, 11 Landmark Drive; 2) Zoe Warner, 3 Goshorn Drive; and 3) Brendan Phillips, 228 Church Street.

Zoe Warner was in attendance. Geoff Rubino asked Zoe Warner what her interest is in becoming a member of the Planning Commission and how long she has resided in the Borough.

Geoff Rubino stated he has reviewed the three (3) applications and is ready to make a selection. Commissioners were in agreement that the candidates are well-qualified and that it was difficult decision.

Lynne Frederick nominated Zoe Warner, while Carroll Siquett nominated Brendan Phillips for the vacant Commissioner position. Dave Knies called for a vote for the first nominee, Zoe Warner.

Zoe Warner received the following votes from the Commission:

Lynne Frederick	Yea
Chris Mongeau	Yea
Mark Niemiec	Yea
Geoff Rubino	Yea
Carroll Siquett	Yea
Dave Knies	Yea

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parking lots separating rows of parking spaces shall be a minimum of 24 ft. in width for 2-way use. A variance is requested to provide a lesser width. In addition, the applicant is seeking relief from any other section of the zoning ordinance that may be realized as being required during the zoning hearing process.

Neil Lovekin stated the application is scheduled for Monday, February 26, 2018 meeting of the Zoning Hearing Board.

iii. Applicant: JMW Enterprise, LLC (Joseph Willis) Application #: ZHB-18-01
Location: 11 Griffith Avenue Tax Parcel: 2 – 3 – 25 Zoned: R3a
Relief Sought: Variance from Section 220-602.A.1. requiring a minimum lot area of
12, 000 sq. ft.

Neil Lovekin stated the application is scheduled for Monday, February 26, 2018 meeting of the Zoning Hearing Board.

d) BOROUGH COUNCIL UPDATE

Carroll Siquett stated at the February 6, 2018 meeting of Borough Council, discussion included: 1) Code of Conduct for Borough Council Meetings; 2) Appointment of an Alternate to the Zoning Hearing Board; and 3) 2017 Committee Reports.

e) CASE LOG REVIEW

Dave Knies asked Neil Lovekin to provide an update to the status of the open Subdivision & Land Development projects. Neil Lovekin mentioned there is one (1) additional open project that was not discussed this evening. Mr. Lovekin stated 203 Mgmt., LLC, at 156 West King Street, consisting of two building additions for a total of seven (7) apartments, will be submitting a revised Preliminary/Final Plan in the near future.

5. PUBLIC COMMENT:

Dave Knies informed all present that copies of the agenda are available at the front entrance. Citizens/taxpayers were advised that Public Comment is the time to offer comments on any item on the agenda to bring any issues/concerns before the Planning Commission.

a) Mark Niemiec reiterated that Borough Council has committed to obtaining a Master Plan for Randolph Woods with the intent to determine a strategic approach to overhauling the park. Mr. Niemiec restated from previous Planning Commission Meetings that a 'Welcome to Malvern' sign is needed at the gateway of East King Street.

6. ADJOURNMENT:

All business having been discussed, a motion was made by Lynne Frederick, seconded by Mark Niemiec, and carried by a vote of 6-0, to adjourn the meeting at 9:02 p.m.

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Respectfully submitted,

Neil Lovekin
Assistant Borough Manager/Secretary