

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

Also Present: Neil Lovekin, Assistant Borough Manager/Secretary

2. REORGANIZATION:

Dave Knies called for nominations for Chair of the Planning Commission. Chris Mongeau nominated Dave Knies. No other nominations were made.

A motion was made by Carroll Siquett, seconded by Chris Mongeau and carried by a vote of 5-0, to close nominations. Dave Knies called for a vote on the nomination.

Dave Knies received the following votes from the Commission:

| | |
|-----------------|-----|
| Lynne Frederick | Yea |
| Chris Mongeau | Yea |
| Mark Niemiec | Yea |
| Carroll Siquett | Yea |

By a majority vote of the Commission, Dave Knies was elected Chair of the Planning Commission.

Dave Knies called for nominations for Vice–Chair of the Planning Commission. Dave Knies nominated Mark Niemiec. No other nominations were made.

A motion was made by Dave Knies, seconded by Carroll Siquett and carried by a vote of 5-0, to close nominations. Dave Knies called for a vote on the nomination.

Mark Niemiec received the following votes from the Commission:

| | |
|-----------------|-----|
| Lynne Frederick | Yea |
| Dave Knies | Yea |
| Chris Mongeau | Yea |
| Carroll Siquett | Yea |

By a majority vote of the Commission, Mark Niemiec was elected Vice- Chair of the Planning Commission.

Dave Knies stated Neil Lovekin will remain as the Secretary for the Planning Commission.

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- 2) Where do you see the borough in 10 years?
- 3) How has the borough evolved over the years?
- 4) What neighborhoods in the borough could be improved?
- 5) Why are you interested in joining the Planning Commission?
- 6) Are you able to commit to the time needed to perform the duties?
- 7) Could you approve a plan that meets the SALDO and Zoning Ordinances, but you personally object to?
- 8) Would you be willing to attend the Master Planner Program offered through the West Chester University, Graduate Business Center?

Dave Knies recommended, and the Commissioners were in agreement to postpone making nominations to fill the vacancy until Geoff Rubino is in attendance and to give ample time for other candidates to submit their resumes.

c) OPEN ZONING HEARING APPLICATIONS

i. Applicant: Renehan Realty, LLC Application #: ZHB-17-07
Location: 324/328 E. King ST Tax Parcels: 2-4-294/293 Zoned: C3
Relief Sought: Variance from Section 220-2501.D.9.E. requiring aisles within 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 applicant has requested to postpone his hearing until the Monday, February 26, 2018 meeting of the Zoning Hearing Board. The Planning Commission determined to conduct a review of the application at the February 1, 2018 meeting.

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 will be heard at the Monday, February 26, 2018 meeting of the Zoning Hearing Board. The Planning Commission determined to conduct a review of the application at the February 1, 2018 meeting.

a) BOROUGH COUNCIL UPDATE

Carroll Sinquett stated at the January 16, 2018 meeting of Borough Council, discussion included: 1) Side-yard setbacks; 2) Creation of Ad Hoc Committee for Home Rule Charter; 4) Reorganization of Ad Hoc Committee for 5-Yr Capital Improvement Plan; and 5) Job restructuring of borough staff – Bill Wilfong, Building & Codes Enforcement Official, and Neil Lovekin taking on the role as Zoning Officer.

6. PUBLIC COMMENT:

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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) No member of the audience had comments.

7. ADJOURNMENT:

All business having been discussed, a motion was made by Mark Niemiec, seconded by Lynne Frederick, and carried by a vote of 5-0, to adjourn the meeting at 8:51 p.m.

Respectfully submitted,

Neil Lovekin
Assistant Borough Manager/Secretary