

Chadds Ford Township
Delaware County, PA

Planning Commission Meeting
Wednesday, March 13, 2013
7:00PM

Officials Present:

Craig Huffman, Chairman
William Gross, Vice Chairman
Michael Ashmore, Commissioner
Bill Mock, Commissioner
Judy Lizza, Manager
Michael Schneider, Engineer
Matt DiFilippo, Secretary

Call to Order

Chairman Huffman called the meeting to order at 7:04PM.

Approval of Minutes

Upon motion and second (Ashmore/ Gross) the PC approved the minutes of February 12, 2013.

Public Comment

There was no public present.

Old Business

Brandywine East, LP has granted the PC an extension until July 4, 2013, requiring the PC to take action and make a decision no later than the June 12, 2013 PC meeting.

Upon motion and second (Huffman/ Ashmore) the PC unanimously recommended approval of the HARB Ordinance to the BOS.

New Business

The Corridor Access Management Overlay District Ordinance (CAMO) was introduced and discussed. Chairman Huffman reported being at the BOS Workshop, 3/4/2013, with Ray Ott, Professional Planner, and the idea of the Board of Supervisors passing this Overlay Ordinance to bring uniformity and consistency to planning along the 202 corridor. Chairman Huffman suggested that we have a meeting regarding the differences in the Ordinances, with neighboring Township counterparts—Planners, Engineers and Supervisors. Manager Lizza reported that the County of Delaware introduced the CAMO Ordinance (Delaware County Planning Commission), and recommended that the PC comment on the CAMO Ordinance and send it

back to the Delaware County Planning Commission. Commissioner Mock recommended that it would be a good idea for Chadds Ford Township to try and take the lead on the CAMO Ordinance. Manager Lizza will reach out to Sam Haber and Tom Schaeffer and invite them to an upcoming PC meeting.

The Hovnanian project, a proposed townhome community at Brandywine Drive and Route 1, was discussed, as well as the proposed overlay. The notion behind the proposed overlay is to allow the Hovnanian residential community in among the commercial surrounding. Chairman Huffman reported that the overlay district was discussed at the 3/4/13 Board of Supervisors' Workshop, as well as an executive meeting with Hovnanian and Henderson representatives.

The Open Space/ Fee In Lieu Fund was discussed. Commissioner Mock agreed to be a PC Liaison to the Open Space Committee. Identifying and earmarking the funds was discussed.

The Vietnam Veteran's Memorial was discussed, specifically developing the site and responsibility for the memorial.

A PC candidate to replace Scott Dickinson was discussed.

Adjournment

Upon motion and second (Huffman/ Ashmore) the PC meeting was adjourned at 8:50PM

Respectfully Submitted,

Matt DiFilippo, Secretary