

<p style="text-align:center">KENNETT TOWNSHIP PLANNING COMMISSION MINUTES</p>
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January 5, 2010

MEMBERS PRESENT: J. Guthrie, J. Haedrich, J. Przywitowski, B. Hewton, A. Verplanck, M. Sabo, B. Listerman, W. Cooper & C. Alonzo

SUPERVISORS PRESENT: A. Falcoff, M. Elling and R. Hammaker

CALL TO ORDER: The minutes from the December 1, 2009 meeting were approved as distributed.

NEW BUSINESS:

Annual Report

Jim Guthrie presented the annual report for 2009 as follows: 1) County Grant Historic Survey, 2) Ordinance Revisions, 3) Act 537 Sewer and spray irrigation. 23 new dwelling units received Preliminary approval including D'Agostino for 22 new units and Rostocki property for 1 new unit. The Planning Commission also approved a subdivision for the Clemens property with no new lots.

ELECTION OF OFFICERS:

John Przywitowski nominated Jim Guthrie as Chairman for the Planning Commission. Bob Listerman seconded the motion and it carried with all in favor.

Wendy Cooper nominated Jim Przywitowski as Vice-Chairman for the Planning Commission. Bob Listerman seconded the motion and it carried with all in favor.

ANNOUNCEMENTS:

1. A work session will be held on January 12, 2010 at 7:00 p.m.
2. Bill Hewton stated that he will be resigning from the Kennett Area Regional Planning Commission. **Jim Guthrie moved that a letter of recognition be prepared and given to Bill Hewton for his 20 years of service. Anne Verplanck seconded the motion and it carried with all in favor.**
3. John Haedrich stated that the Bikeway received their final payment from DCNR and the Board of Supervisors authorized Urban Engineers to complete the final design. The kick off meeting is on January 6, 2010 at 1:30 p.m.

SUBDIVISIONS AND LAND DEVELOPMENTS**Greenwood Mushrooms - Land Development - Preliminary**

SA District Acres 23.8 Tax Parcel No. 62-4-258 & 62-4-261.1
Hillcrest Engineers Drawing Date: 11/5/2008
Location: Norway Rd No. of Lots: 0
90 Day Clock Starts: 12/2/2008 New Clock Expires: 1/31/2010

Lou and Chris Marson, applicants and Barry Stengel of Hillcrest Associates were all present. Barry Stengel discussed the proposal for the stormwater pipe to run across the Bishop property, which is still in discussions and they are running calculations for the different storms. He stated that this will eliminate some of the required pipe and should make the water runoff from the Bishop property less cumbersome. Anne Verplanck stated that there have been 3 major storms in the last 10 years that need to be included in the calculations. Mr. Bishop stated that he wants to make sure the culvert under the bridge is large enough to handle the flow. John Haedrich acknowledged the good faith efforts from the applicants and the Bishops. All action was deferred.

Delduco Property – Land Development – Preliminary

C District Acres: .559 Tax Parcel No. 62-4-13
Concord Land Planners Drawing Dated: 2/16/09
Location: Millers Hill No. of Lots: 0
90 Day Clock Starts: 6/3/2008 New Clock Expires: 1/31/10

Bill Hewton stated that revised plans have been submitted and are being reviewed. No one was present representing the applicant. **Bill Hewton moved to deny the plans unless an extension letter is submitted by January 8, 2010 due to Gilmore Associates letter dated 8/27/09, Anne Walters letter dated 8/31/09 and URS letter dated 9/1/09 which have not been addressed. Anne Verplanck seconded the motion and it carried with all in favor.**

Kendal Property – Land Development – Preliminary

R-4 District Acres: 115.68 Tax Parcel No. 62-3-3, 4, 5, 5.1, 62-2-6, 6.1, 7, 8, 62-2-14
Bernardon Haber Holloway Drawing Dated: 11/30/09
Location: Route 1 & Kendal Drive No. of Lots: 48
90 Day Clock Starts: 12/1/09 New Clock Expires: 3/1/10

No one was present. Plans are being reviewed by the Township Consultants. All action was deferred.

