

DRAFT

December 8th, 2022

1. Call the meeting to order
2. Pledge of Allegiance
3. Welcome Ted Dmytryk, Pennoni Engineering
4. Minutes from the November 10th, 2022 Planning Agency Meeting.
 - a. Additions, corrections and motion for approval.
5. Keith Corson (BMMA)- Requesting P/A Support for Grant Applications (Gilbertsville Rd pump station improvement, sewer rehabilitation project, and Cyber Security & Energy Efficiency Improvements)
6. MCPC – 3 Year Planning Assistance Contract & 2023 Priority Projects (Approved by BOS)
7. Zoning Hearing – Wednesday, December 14th, 2022 beginning at 5:30pm
 - a. 45 Brian Rd - zoning relief from accessory building coverage for in-ground pool (P/A & BOS recommended support with conditions.
8. Subdivision and Land Development
 - a. Wynstone Subdivision – New Hanover Township, Revised L. D. Plan Submitted to N.H.T. for review.
 - b. Minister Creek LP/Zern’s Property – Rt.100 Corridor/Market Street Committee (Meetings to be scheduled)
 - c. Holly Road – Neighborhood mixed use on 52 acres. Reviews Pending
 - d. 650 Englesville Road, Rolph Graf – R-3 Zoning, Revised Plan Submitted November 2022, Pennoni review 12/05/22
 - e. Rotelle Builders – Buchert Road Kelly Acres. Final Plan submittal pending.
 - f. Cobblestone Commons Rt. 73 13 acres CC Convenience Commercial – Zoning Text Amendment
 - g. Dienno Tract – R-1 Hallowell Rd/Oberholtzer Rd, 41 acres – Awaiting Preliminary Plan Submittal.
 - h. 1627 Swamp Pike - R-2 Limited Office/Residential Overlay, Zoning relief required (Pennoni Zoning Review 9/23/22)
 - i. 2022 Model Stormwater Management Ordinance – Act 167/MS4 Stormwater Ordinance (to BOS for review)
 - j. Grosser Rd/Rt.100 Medical Facility – Final Plans Submitted December 2022 (Reviews Pending)
9. Workshop Items
 - (ACTIVE)
 - a. Signage Ordinance (Zoning Officer comments) No Workshop in December
 - b. Zoning/SALDO Updates (Codification in process, Editorial & Legal Analysis completed by 2/23/23)
 - c. Lighting Ordinance – (to Bos for review)
10. 2023 Meeting Dates and P/A Term information sheet
11. Pottstown Regional Planning Commission Update – December Meeting
12. Public Comment
13. Deadline Dates for Subdivision Submittals:
 - I. Cobblestone Commons – Indefinite
 - II. Quigley Bus Service – (Land Use Appeal Pending)
 - III. Holly Road – Awaiting revised plan submission
 - IV. Rotelle – Final Plan Submission Pending
 - V. 650 Englesville Rd – Madison Walk February 2023
 - VI. Embree Medical – March 2023
14. Adjournment

NEXT MEETING DATE THURSDAY JANUARY 12TH, 2023