

MINUTES
PLANNING COMMISSION MEETING
February 23, 2016

The Planning Commission met on the above date in the East Conference Room of the Downingtown Municipal Government Center at 7:00 p.m. Members present: Vice Chairperson Sean Lawrence, Council Liaison Phil Dague, Dave Proctor, Eileen Moyer, Steve Miller, Matt Ryan, Bill Doyle, Adrian Martinez, Borough Engineer Tom Yuhas and Planning Commission Secretary Deb Lammey.

Approval of Minutes

There was a motion by Phil Dague and seconded by Matt Ryan to approve the meeting minutes of January 26, 2016. Dave Proctor and Eileen Moyer abstained as they were not present at the meeting.

Approval of 2015 Planning Commission Annual Report

A motion by Dave Proctor was made to approve the 2015 Planning Commission Annual report and seconded by Eileen Moyer. Approved.

Re-Organization - Deferred

Solar Permits

Not in attendance - no informational update

Bike & Pedestrian Plan Concept - Update

Matt Ryan has been in contact with Mark Gallant from Chester County and is expecting a response with regard to the clarifications requested. Matt will give a report to the sub-committee once he hears from Mr. Gallant.

New Business Application – 807 W Lancaster Ave

Mr. Yuhas wanted the applicant to talk to the PC due to the Borough's sign ordinance being vague with the color renderings. A New Business and Zoning/Sign application was submitted for the property located at 807 W Lancaster Ave (formerly Crazy Cones). James Hughes of Pelican's Snowballs presented photos of the franchise logo and color schemes. Mr. Martinez felt the colors are appropriate to stand out for the traffic impact along W Lancaster Ave. The PC wished Mr. Hughes luck with his new business in the Borough with a target opening date of April 1, 2016.

Engineering & Code Department Update – Yuhas

- ~ Recommendation and discussions have been made to amend the sign ordinance.
- ~ Mr. Yuhas gave an update of the Woodbine traffic study on Lincoln/Whiteland Aves and they will be having a meeting this week with the traffic engineers on the Grant Application for walkways. Eileen Moyer mentioned that the radius of the right turn onto Woodbine might need to be reviewed.

Council Update – Dague

- ~Crowded Castle is looking for a new location
- ~Victory Brewing has been sold
- ~Historic Commission is hosting a WWII re-enactment on March 22nd, 23rd, and 24th at Kerr Park
- ~Chestnut Street Bridge - recoup expenses
- ~There was a gas main break on Whiteland Ave Sunday – researching tractor trailer traffic
- ~CVT Trail meeting Thursday
- ~”Disc” type golf is being presented for Kerr Park

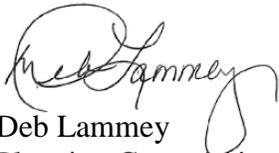
For the Good of the Order

Nothing Noted.

Adjournment

Dave Proctor made a motion to adjourn at 8:00PM, and seconded by Matt Ryan. Motion carried unanimously.

Respectfully submitted,



Deb Lammey
Planning Commission Secretary