

**PENNSBURY PLANNING COMMISSION MINUTES
JULY 9, 2014**

Chairman Dennis Smith called the meeting to order at 7 p.m. Present: Chip Horne, Jim Ware, Bob Crandell, Lynn Luft, Dennis Smith. The minutes of June 24th were approved as submitted with 2 typos noted. Margo Leach joined the meeting afterwards.

Fairville Village Land Development Plans – the township received the preliminary/final plans for review. A copy was sent to Matt Houtman and copies given to all members present. Mr. Houtman issued a letter stating the submission is “complete”. However, Ms. Luft questioned the need for architectural plans for this review. Ms. Howley will check with Matt Houtman and advise members of the outcome.

VC/VR Bulk Regulations – Mrs. Luft had submitted copies of documents she drafted with regard to possibly amending these regulations. Members had visited other historic districts in our area and a comparison chart was drafted. Mrs. Luft also submitted a recommendation from the Historical Commission for bulk regulations in this district since it encompasses the Fairville Historic District. Members voted on recommendation #1 suggesting a maximum of 2,000 sq. ft. per building. Mr. Crandell moved to adopt this recommendation and Mrs. Luft seconded the motion. A discussion followed. A vote was taken and all members were in favor except Margo Leach and Jim Ware who abstained. They would like more time to study the recommendations.

A discussion followed as to how members should move forward with HC recommendations #2-8. It was agreed to discuss the next 7 recommendations before taking action. After a lengthy discussion, it was agreed to table a vote on these recommendations and take more time to study them. Because of vacations in August, this topic will be tabled until the first meeting September.

Accessory Building Square Footage - Margo Leach had done some research on accessory building size for various uses. Chip Horne gathered information on surrounding townships to see how they deal with accessory buildings and distributed a chart for member review and comparison. Chip Horne and Margo Leach will gather additional information to help clarify the impact of limiting accessory buildings to 600 sf.

Public Comment – Alma Forsyth commented on the fact that developers should adhere to our ordinances when they come into the township and be sensitive to the historic nature of the land and existing structures.

Dennis Smith stated the next meeting will be on July 22nd with John Snook and Matt Houtman to continue the review of the SALDO. August meeting dates will be August 12th and tentatively August 26th.

With no further business the meeting adjourned at 9:25 p.m.

Respectfully submitted:

Kathleen Howley
Recording Secretary