

**WASHINGTON TOWNSHIP JOINT MEETING
PLANNING COMMISSION/BOARD OF SUPERVISORS
MINUTES
JUNE 6, 2019**

CALL TO ORDER

Chairman Carl Schaeffer called the Joint Board of Supervisors/Planning Commission meeting to order at 6:00 p.m. on Thursday, June 6, 2019, at the Washington Township Municipal Building.

ROLL CALL

The following members were present: Mark Bedle, Romnie Long, Frank Gehringer, Dan Stauffer, Carl Schaeffer, Elaine Pennington, Secretary, Susan Brown; Joan London, Kozloff Stoudt and John Weber, LTL Consultants. There were fifteen (15) members of the public in attendance this evening.

Absent: Jennifer Cunningham

Supervisor David Moyer arrived at 6:33 p.m.

TAPING OF MEETING

The meeting was recorded as an aid in the preparation of the Minutes. It was noted no one other than the Planning Commission Secretary was taping the meeting this evening.

PUBLIC COMMENT

Gregg Foster-spoke regarding Richard Mingey's proposed plan located at Schwenkfelder Road. It was stated Mr. Mingey would be getting sewer capacity from the Borough of Bally. Mr. Foster attended the Bally Borough public meeting and they were unaware of Mr. Mingey's intent to obtain sewer capacity from the Borough. Mr. Foster asked if there is ever a request of the Zoning Hearing Board to rezone any of the 184 acres within 500 feet of his property, he would like to be notified so he can challenge the decision.

Rachel Young-also spoke about the Mingey proposal and how it will affect her property as far as water runoff, traffic and site distance. Ms. London explained the Agricultural Zoning and what is not allowable in that zoning district.

APPROVAL OF MINUTES OF MAY 2, 2019

A motion was made by Mark Bedle and seconded by Elain Pennington to approve the minutes as prepared for the May 2, 2019 Planning Commission meeting. **No comments received.**

All ayes

SPECIAL REQUEST

Edison Walk discussion – Roger Lehmann, All County & Assoc. was present this evening and distributed copies of a proposed Sketch Plan for discussion. At this time Prestige Partners is interested in hearing comments, requests and/or suggestions that the township may have. Potentially there could be 357 units on this parcel of land however the plan at this time shows 320 units. Prestige Partners would like to do a fee in lieu for some of the open space however if they are driven to do all of the open space it will drive up the number of townhouses. Prestige would like to have an open dialog with the Planning Commission and Supervisors to get an idea of what the township would like to see as part of this plan. Supervisor Roma stated he would like to see usable open space since there will be a lot of residents in this subdivision. The township parks are maxed out and there will be no place for these folks to go. Supervisor Roma suggested maybe a park centrally located in the middle of the subdivision with tennis courts or playgrounds. Mark stated if a sketch plan is submitted with greater than ten (10) units, three significantly different layouts should be submitted. Mr. Brown explained they tried to keep the previously approved road layout intact. Mr. Brown stated they are trying to come in with a more collaborative approach and to get dialog and feedback to come up with a plan that everyone could support. The feeling is that single family, detached homes, are best for this property and for this area. Mr. Stauffer said Prestige wants what is going to sell the best however that is not necessarily what is best for the township if there is no open space. Mr. Stauffer said there are three options, one is for no open space relative to this plan, maximum open space and then there is something in between. It would be helpful to everyone to show three different concepts. Supervisor Powanda asked if the Padre Pio property was still under consideration. At this point there is no benefit to doing anything with that property so there have been no further discussions.

Supervisor Roma left the meeting at this point.

Mark Bedle reviewed some of the past discussions which include open space with a centralized small park and possibly an addition to the current park, roadway widths and additional parking area. Romney Long also suggested walking trails, natural area, dog park/area, special needs park and pickle ball courts. Elain Pennington suggested a club house/meeting area.

Dan Stauffer asked if there is enough sewer capacity to accommodate all these additional homes. Prestige currently has 27 EDU's available that transferred with the property. Supervisor Moyer stated Washington Township will not pay for plant expansion. Supervisor Moyer also suggested swapping property to have the park enlarged. There will be an HOA for this property. Prestige will come back next month to a joint meeting with three plans. Prestige provided a draft of a proposed resolution for the zoning change which will go through the Planning Commission, Berks County Planning Commission and the Amendment will be scheduled for public hearing. Dan Stauffer asked for input from the roadcrew and they were concerned with on street parking and said they would like to see more public parking.

A motion was made by Daniel Stauffer, seconded by Elaine Pennington recommending a joint Board of Supervisor/Planning Commission meeting on 7/11/19 at 7:00 p.m. **No comments received.**

All ayes

A motion was made by David Moyer and seconded by Thomas Powanda authorizing a joint Board of Supervisor/Planning Commission meeting on 7/11/19 at 7:00 p.m. **No comments received.**

All ayes

NEW SUBMITTAL

None

SUBDIVISION REVIEW

None

SUBDIVISION EXTENSIONS

None

ADDITIONAL ITEMS

- **Roadcrew Summer hours**-A motion was made by David Moyer and seconded by Thomas Powanda to allow the Public Works Dept. to work 6:00 a.m. to 2:30 p.m. until the start of school. **No comments received.**
All ayes
- **2018 Road project closeout**-A lump sum amount was withheld, Mr. Sichler will look at this for possible action at the regular June meeting.
- **Berks County Cooperative Purchasing Council 2019-2020 Road Salt Contract** – A motion was made by Thomas Powanda and seconded by David Moyer authorizing the Berks County Cooperative Purchasing Council 2019/2020 Road Salt Contract. **No comments received.**
All ayes
- **Sewer account 740 payment plan**- A motion was made by Thomas Powanda and seconded by David Moyer authorizing a payment plan between Washington Township and sewer customer #740. **No comments received.**
All ayes
- **Sewer Penalty waiver request** – A motion was made by Thomas Powanda and seconded by David Moyer authorizing the waiver of \$31.83 for sewer account 1089 with account notation the account will not be waived again. **No comments received.**
All ayes
- **Part-time employee** – the add has been run and there has been some interest. This is a 25 – 30-hour position with no benefits.

COMMUNICATIONS

- BOS meeting minutes dated 04/25/19

ANNOUNCEMENTS

The next Board of Supervisors Meeting is Thursday, June 27, 2019 at 7 p.m.

NEXT MEETING

Joint BOS & Planning Commission meeting, Thursday, July 11, 2019 at 7:00 p.m.

ADJOURNMENT

A motion was made by Elaine Pennington and seconded by Carl Schaeffer to adjourn the meeting at 7:32 p.m. **No comments received.**

All ayes

Respectfully submitted,

Susan J. Brown
Planning Commission Secretary