

Upper Providence Township
Planning Commission
Regular Meeting
May 21, 2018

The Upper Providence Township Planning Commission held its regular monthly business meeting on Monday, May 21, 2018 in the Township Council room. The meeting was called to order at 7:00 PM. The meeting was opened with the Pledge of Allegiance. PC members present were Michael Crotty, Joseph Maylish, Brianna Schehr, David Thomas, Jackie Larkin and Brian Carr. Also present were: Beth Naughton Beck, Esq., Planning Commission Solicitor and Kim McCloskey, Administrative Assistant. PC member James Zaccaria, Township Engineer James P. Kelly, and Township Manager, Gregory Lebold were not present.

Approval of Minutes

Mr. Crotty made a motion seconded by Mr. Maylish to approve the minutes of March 26, 2018.

Mr. Maylish – Yes
Dr. Thomas – Yes
Ms. Schehr – Yes

Ms. Larkin – Yes
Mr. Crotty - Yes
Mr. Carr - Yes

Motion passed 6-0

Public Comments and Questions

None

Communications

None

Special Reports by Officers or Committees

None

Old Business

Panichi Family Steep Slope Amendment

Solicitor Beck provided members with the first page of Chapter 1266, Steep Slope Conservation Overlay District and discussed the background and original intent of the Ordinance (with the changes made in 2004).

Mr. Crotty gave a summary of his thoughts on the different ways the Township and Planners can approach the steep slope regulations and the proposal submitted. The options discussed included: doing nothing (leaving the existing provisions in place); modifying what is permitted in steep slopes and modifying whether zoning relief for particular uses is required; and amending the provisions so that the “net out” concept is set out in the Subdivision and Land Development Ordinance, rather than in the Zoning Ordinance. Each of

these options was discussed by the Planning Commission, Solicitor and the public in attendance. It was acknowledged that the concepts may be complicated due to the interplay with the Township's Stormwater Management Ordinance, and that the planners would await any feedback from the Township Engineer on that issue. After discussion between the Planning Commission members and consultants, the consensus of the planners was to recommend proceeding with the third option, subject to the thoughts of the Township Engineer – amending the provisions so that the “net out” concept is shifted to the SALDO, while modifying those uses allowed to encroach into steep slope areas.

Ms. Beck recapped the concepts discussed – moving driveways and sidewalks out of steep slopes and very steep slopes and making it use by right and moving that from conditional use approval required to use by right. They still have to get a permit. Discuss with the Township Engineer whether or not doing the same thing for SWM is appropriate and then shifting the net out to SALDO. The Solicitor will put together draft language and circulate a draft and get the ECs recommendation. Consensus on no formal motion until more information is obtained. All noted that they were in agreement.

New Business

None

Adjournment

With no further business to conduct, Mr. Crotty adjourned the meeting at 7:24 PM.

Submitted by:

Kim McCloskey
Administrative Assistant