

**Birmingham Township Planning Commission (BTPC)**  
**Minutes of the meeting October 11, 2016**

The regular meeting of the BTPC was called to order by Ms. McCarthy at 7:32pm in the township building.

PRESENT: Nick DiMarino, Scott Garrison, Mary Pat McCarthy, Frone Crawford

ABSENT: Dan Hill

Also present: Michael Shirring, BOS liaison

A motion to approve the minutes of the August 9, 2016 meeting was made by Scott Garrison and seconded by Nick DiMarino. Motion carried unanimously.

**Public Comment:**

**Design Standards for Commercial Properties**

Mr. Crawford notes that this ordinance was in substance recommended for approval by the PC previously. However, there were some additional changes that were discussed at that meeting that needed to be incorporated into the ordinance. Since then, Kristin Camp has now added a new section in order to have a single advertisement. That states that Appendix B of Chapter 122 is hereby replaced in its entirety as set forth in Appendix B entitled Area and Bulk Regulations which is attached hereto as Exhibit B. This is also something that the PC approved separately months ago. That is now part of the much larger ordinance on the commercial uses. At this time Mr. Crawford also now has the updated map from Jim Hatfield that he has provided to the PC members. He notes that the green colors differentiating 2 and 2A are not real obvious. Mr. Crawford notes that Kristin would like to include another Exhibit in the ordinance with an added level of detail. This exhibit will note the parcel numbers, names and addresses of the current owners: this table will indicate the existing classification and the new classification. This information will coincide with the required notice to be sent to those particular owners.

Mr. Garrison made a motion to approve the changes and modifications made to the Zoning Ordinance for the Route 202 corridor. Seconded by Nick DiMarino. Motion carried unanimously.

**2017 PC work per the Comprehensive Plan**

Mr. DiMarino has provided a list of the next three Action Items in the Comprehensive Plan:

1. Create the list of all properties over 10 acres in the township that have easements or restrictions.
2. Communication issues regarding the upcoming 926 bridge construction. Current projected start date is Feb 2017. The first 30-45 days will be quite challenging in spite of communicating an alternate route ahead of time. Mr. Shirring notes that there is a work group consisting of the affected townships. Their goal is to determine how to minimize the traffic. They are planning to have more signs along Rt. 52. This is a direct result of the truck that overturned attempting to make the turn at the Brandywine Picnic Park bridge earlier this year. Mr. Crawford asked if PennDot has recommended an official detour route and suggested this be communicated to residents ahead of time.

3. Education program for on-site septic systems. Currently already have a blurb on the website. Ms. McCarthy thinks it would be worthwhile to send a guideline out to the residents so that they know when to have their systems pumped. Need to spend the money on postage to send a communication to all residents with a septic system. Mr. Garrison references the Thornbury township website. Ms. McCarthy offers a slightly less expensive option for communication: a postcard referring residents to the website.

Mr. Crawford notes that the stormwater management item will probably be back on the list before the end of next year...again.

Ms. McCarthy asks if there is anything else coming down the pike that Mr. Crawford has seen in other townships recently. Mr. Crawford thinks we are pretty much up-to-date on all the current issues. Maybe the reparation buffers issues relating to environmental protection.

Mr. Shirring suggests perhaps looking into the issue of drones. He will discuss with the BOS and then provide guidance as to whether it will be Frone or Kristin that should proceed with this.

Ms. McCarthy would like a final notation on the properties with deed restrictions and the last remaining ones that can potentially be developed. She noted this information would be helpful to those who will be doing the next Comprehensive Plan in 10 years.

**New Business:**

None

Motion to adjourn the meeting was made at 8:06pm by Nick DiMarino and seconded by Mr. Hill and approved unanimously. Next meeting is scheduled for Wednesday November 9, 2016.

Respectfully submitted,  
Jennifer A. Boorse  
PC Secretary