

**East Rockhill Township**  
**Planning Commission Work Session Meeting**

March 7, 2019

MEETING MINUTES

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*PC Attendees:* Anne Fenley (chairperson), Nancy Booz, Dave Nyman, James Weikel, Joseph Chellew, Blaze Youngers, Marianne Morano (Township Manager)

*BCPC Staff:* Mike Roedig, Matt Walters, Luke Rosanova

*Public:* No public present

**February Meeting Minutes:**

No comments

**Minutes**

Chairperson Fenley asks what the intention of provided principles are. She would like the Table of Contents to get straight to the point and not be overburdened with subheadings. Chairperson Fenley prefers the West Rockhill Table of Contents to the Tinicum example. Mr. Roedig agrees and ensures the PC that while some subheadings may be necessary, the Table of Contents will be devoid of “fluff”.

Mr. Roedig explains that the principles are a different form of organizing the plan. They can be vision statements that accompany the chapters and act as themes to keep in mind throughout the plan. The vision statements are setting the ideal future direction for the township. General discussion occurs about plan organization and a decision will be made after the principles have been finalized.

The PC discusses the provided list of potential principles. The PC decides to incorporate some of the provided principles, but reworked to more accurately depict the goals of East Rockhill. For example, the sustainability principle will be incorporated into other principles, such as Natural Resources. The PC tasks the BCPC with creating principles based on their comments and critiques of the provided principles.

Mr. Youngers asks that principles from the current comprehensive plan be incorporated into the updated plan. The PC recommends that a recreation principle be incorporated from East Rockhill’s Park and Recreation Plan.

Chairperson Fenley emphasizes the importance of the “Why Can’t We Just Say No To Development” letter in the West Rockhill Comprehensive Plan. The rest of the PC reiterates Chairperson Fenley’s sentiment and requests that a similar letter be included in the East Rockhill plan.

The Nonresidential Development chapter is discussed by Mr. Rosanova. Grammatical errors are documented and the PC notes that there should be a paragraph discussing the E Extraction District.

Additionally, the PC recommends that the Veterinary Office use is changed from a permitted use to a conditional use or a use by special exception within the RP Resource Protection District.

Mr. Walters discusses the Community Facilities and Services chapter with the PC. Grammatical errors are documented and the PC provides supplemental information to be added to the chapter.

Mr. Rosanova presents the preliminary results of the residential survey. General discussion ensues about the recommendation for cultural activities and a farmer's market. The PC discusses the number of responses that call for more walking/hiking/biking trails, and the survey results that placed high importance on police and fire protection. Mr. Chellev suggests that the PC keep the results in mind while crafting the plan in order to stay consistent with the survey results. An in-depth analysis of the survey results will be presented at the next month's meeting.

Mr. Roedig discusses the updated work program. Ms. Morano informs Mr. Roedig that there will not be a meeting in July due to the holiday. Mr. Roedig will revise the work program to adjust for the Fourth of July holiday.

The meeting adjourns at approximately 9:15 p.m.