

June 18, 2019
Upper Salford, Pennsylvania

Planning Commission Meeting Minutes

The regular meeting of the Upper Salford Township Planning Commission was brought to order by Mr. Giannini at 7:30 p.m. Messrs. Larson, McMaster and Nase were present, as was Township Solicitor Stephen P. Imms, Jr. and Township Engineer Mike Reinert. Mr. Raisner was absent. Supervisors in attendance were Messrs. Sacks, O'Donnell, and Poatsy, Jr.

Susan Rice from STA Engineering appeared before the Planning Commission to discuss a **2 lot, minor subdivision, 2823 Burton Road – Wrschka/Rittenhouse**. The Township's Engineer letter of May 29, 2019 was reviewed, as was the STA response letter of June 10, 2019. On a motion made by Mr. Nase and seconded by Mr. McMaster, the Planning Commission unanimously recommended approval of the minor subdivision plan dated April 9, 2019 conditioned upon compliance with all items in the Township Engineer's letter dated May 29, 2019. The following waivers were recommended for approval:

- 22-608 – Stormwater management plan and report
- 22-612 – Landscaping
- 22-620 – Trails or trail connections and bike paths

Appearing before the Planning Commission to discuss the proposed **Mavis Tire Land Development** was Bob Irick of Irick, Eberhardt & Mientus, Inc. Bryan Hunsberger and Leo Orloski of Spring Hill Realty attended as well. The Township Engineer's letter dated June 13, 2019 was reviewed. On a motion made by Mr. Nase, seconded by Mr. Larson, the Planning Commission unanimously recommends Conditional Preliminary approval for the proposed Mavis Tire Store, by Spring Hill Realty, plan dated May 6, 2019, subject to compliance to the Township Engineer's review dated June 13, 2019 and consideration of the Montgomery County Planning Commission letter, dated June 13, 2019 continue to be part of the application discussion. The following items are to be considered and continue to be part of discussion; plans for lighting, plans for landscaping, plans for signage, dumpster location and also including, but not limited to future submissions, that no requirements are overlooked and further comments, upon submission are continued to be open to changes.

Mr. O'Donnell thanked Spring Hill Realty for the use of their facility at Shelly Square for the comfort of Upper Salford residents during the devastating storm on May 29, 2019.

On a motion made by Mr. McMaster and seconded by Mr. Larson, the minutes of the January 15, 2019 meeting were approved with the correction of a typographic error.

During public comment, Mr. O'Donnell mentioned the Historical Society will be hosting a program for the community, opportunity to share storm stories, and thank the Emergency Services. The event will be on June 24, 2019 at the Upper Salford firehouse. Mr. O'Donnell also spoke of the newest addition to the Historical collection, the placard from the bridge at the bottom of the Sumneytown Hill.

On a motion made by Mr. McMaster, seconded by Mr. Giannini the meeting was adjourned at 8:45 p.m.

Respectfully Submitted,

Lori F. Smith
Assistant Secretary