

**PENNSBURY PLANNING COMMISSION MINUTES**  
**SEPTEMBER 11, 2017**

Chairman Dennis Smith called the meeting to order at 5 p.m. Present: Lynn Luft, Bob Crandell, Corinne Murphy, Dennis Smith and Kathleen Howley. The minutes of August 28, 2017 were approved as submitted.

**Brenn 2 Lot Subdivision** - Matt Houtman, township engineer, was present and went over his review letter of September 6, 2017. Also present were Mr. Brenn and his engineer Mr. Crossan. Dennis Smith gave a synopsis of the background on the property. It is a 5-acre historic property at the corner of Rt. 926 and Parkerville Road. Township ordinance requires a conditional use hearing in order to subdivide and this hearing was held on September 14, 2017. A decision was rendered and 12 conditions sited for subdivision of the property. Mr. Houtman went over all items in his letter and noted those that have been satisfied as well as those that need to be addressed. It was also noted that the Historic Commission, as one of the CU conditions, will review the landscaping on the property and offer suggestions for screening between the existing house on Lot 2 and the proposed house location on Lot 1. Mr. Crossan said he would provide an additional sheet to the plan showing the two lots side by side so review is easier for viewing landscaping with respect to the two lots. The new lot will share the existing driveway on Rt. 926 and a PennDot permit has been submitted for this. Mrs. Luft also stated her concern with the type of home that might be built on Lot 1. It is important that the type of home is in keeping with the historic nature/district of Parkville.

Bob Crandell moved to recommend approval of the final plan subject to satisfaction of all outstanding items noted in Mr. Houtman's letter as well as a clean review from Chester County Planning Commission and satisfaction of all conditions sited in the Conditional Use decision. Corinne Murphy seconded the motion. All were in favor and motion passed.

Mr. Smith stated Tom Oeste will be at the October 9<sup>th</sup> PC meeting to discuss ground water protection. The September 25<sup>th</sup> meeting will cover how members want to proceed with this topic.

Alma Forsyth was present and stated her concerns with ground water protection and the importance of local government enacting rules for this protection.

With no further business the meeting adjourned at 7:15 p.m.

Respectfully submitted:

Kathleen Howley  
Recording Secretary