

AMITY TOWNSHIP PLANNING COMMISSION
REGULAR MEETING
August 9, 2017

The Regular Meeting of the Amity Township Planning Commission was held at the Amity Township Municipal Building located at 2004 Weavertown Road, Douglassville, Berks County, PA. The meeting was called to order by Chairman Paul Weller at 7:00 P.M. with a salute to the flag. The following people were in attendance:

Commission

Paul Weller - Chairman
Dwight Buckwalter
Steve Chieffo
Terry Jones
Julie Marburger

Staff

Mr. John Muir, Kozloff Stoudt, Solicitor
Mr. John Weber, LTL Consultants, Engineer
Troy Bingaman, Amity Township Manager
Steve Loomis, Building & Code Enforcement
Kathie Benson, Amity Township Planning Secretary

Mr. Chieffo moved seconded by Mr. Buckwalter to approve the minutes of the Regular meeting of July 12, 2017. Motion carried *unanimously*.

Auto Zone -1123 Ben Franklin Highway- Final Plan-Penn E&R-David Weaver

Approved Conditionally 07/19/17

Mr. Bingaman reported the developer was able to purchase the land. They are waiting a response from Penn DOT for the Driveways.

Island Pizza-Preliminary/Final-Annexation & Parking Lot Expansion-Boyer Engineering

Original Submission 08.09.17; expires 11.7.17

Mr. Boyer presented the plan stating the original plan was approved in 1992 and not recorded. This new plan will be recorded and now expands the site by 20 feet for Island Pizza, to expand the parking lot, and adding more land to the Weiler property. Mr. Chieffo moved, seconded by Ms. Marburger to accept the plan for review. *Motion carried unanimously*.

KER Custom Molders

Mr. Boyer explained this plan is for 5 Riga Lane. KER CM is to expand their business and stay at their same location. They are looking to build another building and purchase additional land from Chieffo Properties, LLC. This would result in the setbacks changing on the All-American building site originally recorded. The Planning Commission stated they are in support of keeping business in the the Township and advise, KER CM to prepare a plan and go to the Zoning Hearing Board to request variances to clean up any setback issues. Mr. Chieffo excused himself from any of this discussion, and did not participate in any discussion regarding this plan.

ZONING

Filipina Gaydos-299 Kingston Dr

Ms. Gaydos stated she lives in Greenbriar and is looking to have a No Impact Home Business in her 2 Car Garage, attached to her home, inspecting cars. Mr. Weber stated this may be more of a Conditional Use Business requiring a hearing with the Board of Supervisor. Ms. Gaydos stated she felt the inspections would have no impact on the neighborhood. She would only inspect the cars and if the cars do not pass inspection they will need to go to a garage. Mr. Jones and Mr. Weller stated this was a residential area and were not certain the state would approve the location as an inspection station. The Planning Commission chose to not make any recommendation on this application.

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ORDINANCES

Nothing at this time.

COMMENTS

Evolution Powersports

Mr. Detweiler & Mr. Boyer discussed the plan was given Preliminary Approval February 15, 2017 and would like to build the Storage Building first. They both discussed they have been trying to resolve the driveway easements prior to building the business building. Mr. Detweiler is in a position of needing more storage for his business. Mr. Loomis reviewed there is an ordinance in the township stating accessory structures are not allowed to be built first. The primary use needs to be established first. The Planning Commission advised Mr. Detweiler to request a variance from the Zoning Hearing Board.

OTHER PLANNING COMMISSION ITEMS

ADJOURN

Mr. Jones moved, seconded by Mr. Chieffo to adjourn the meeting at 7:41PM. *Motion carried unanimously.*

Respectfully submitted,

Kathie Benson
PC Secretary