

AMITY TOWNSHIP PLANNING COMMISSION  
REGULAR MEETING  
July 11, 2018

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 Paul Weller, Chairman, at 7:00 P.M. with a salute to the flag. The following people were in attendance:

Commission

Paul Weller - Chairman  
Terry Jones  
Thomas Flatley  
Julie Marburger

Staff

Mr. John Weber, LTL Consultants, Engineer  
Mr. John Muir, Kozloff Stout, Solicitor  
Mr. Troy Bingaman, Amity Township Manager  
Kathie Benson, Amity Township Planning Commission Secretary

Mr. Jones moved, seconded by Mr. Flatley to approve the minutes of the Regular meeting of June 13, 2018. *Motion carried unanimously.*

MOOVE IN SELF STORAGE/B&S STORAGE-SKETCH PLAN

Mr. Ember, McCarthy Engineering, reviewed the LTL Consultants review letter dated July 6, 2018 and the McCarthy Engineering letter dated July 11, 2018 requesting waivers. Discussions were as follows:

LTL Consultants - Letter

Zoning Ordinance

Item #3 - Further study will be needed to review the impervious coverage. Mr. Weber stated he and the Zoning Officer reviewed the location extensively and the changes over the years. The calculation is 65% impervious coverage at this time. Mr. Weber would like to see the site meet the 50% as required by our ordinance.

SALDO

ITEM # 15. - Mr. Ember wanted to know if the Township really wanted sidewalks along the major highway, Rt422, as required by ordinance. The Planning Commission responded they would not require sidewalks along Route 422.

ITEM #19. - Mr. Ember stated he is looking to widen the existing driveway. Mr. Weber stated he wanted to be sure they design the driveway to accommodate storm water runoff controls.

Stormwater

Mr. Ember and Mr. Weber agreed to meet to discuss these issues further.

McCarthy Engineering - Letter

SALDO

Item #1- Mr. Ember requests the plan be reviewed as Preliminary/Final Plan.

Item #2- The driveway grade was discussed.

Item #3- Mr. Ember and Mr. Weber agreed to remove the driveway grade request from the cart-way.

Item #4 & #5-Mr. Ember requests the trees required be allowed to be planted in the dripline and existing setback of the existing trees. They would like to fill in the existing line and make the tree line more complete. Mr. Weber stated the spread out of trees proposed is possible.

Stormwater

Item #1- Mr. Ember stated the infiltration testing done on the site resulted in the site not testing favorably for infiltration

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Item #3- The request for 2" of freeboard at the 100-year peak elevation be changed to 6". Mr. Weber stated that seems to be what most townships are requesting these days.

Mr. Jones moved, seconded by Mr. Flatley to recommend the Board of Supervisor's grant waiver approvals to SALDO requests #'s 1,2,4, and 5, Item #3 to be removed and Storm water waiver #'s 1, 2, & 3 with the stipulation the 2" Freeboard request be changed to 6". *Motion carried unanimously.*

Mr. Weber stated the most pressing issue is the Stormwater controls for this site. The plan ultimately will improve the property, they are putting as much on the site as they can therefore causing the setback forgiveness request.

**ZONING**

Nothing at this time

**ORDINANCES**

Nothing at this time.

**CORRESPONDENCE**

Nothing at this time

**OTHER PLANNING COMMISSION ITEMS**

*Exeter Township recommended changes to their Zoning/SALDO.* The Planning Commission was in agreement with the changes. Ms. Marburger reviewed the report and advised under Rural Village Uses they change the wording where it says Children Swear. Mr. Bingaman will advise Exeter Township.

*Berks County Comprehensive Plan 2030-*The Amity Township Planning Commission has no comment at this time.

**ADJOURN**

Mr. Jones moved, seconded by Mr. Flatley to adjourn the meeting at 7:48PM. *Motion carried unanimously.*

**Respectfully submitted,**

**Kathie Benson  
PC Secretary**