

**MINUTES FOR GARRETT HILL STEERING COMMITTEE MEETING FOR
SEPTEMBER 30, 2008**

The Garrett Hill Steering Committee (GHSC) met on Tuesday, September 30, 2008 at the Radnor Township Municipal Building, 301 Iven Avenue, Wayne, PA 19087 for its scheduled weekly 7 pm meeting.

Present were Chair Rick Barker, Vice Chair Phil Ahr, Secretary Jim Cunilio and Committee members Betty Lou Norcini, Nancy Leinwand, Jerry O'Connor, Rick Eulo, Le Turner and Bob Adams. Matt Baumann of the Radnor Township Planning Staff as well as members of the public were present.

Call to Order

The meeting was called to order by Barker at 7:08 pm.

Pledge of Allegiance

Barker led the Committee Members and the public in the Pledge of Allegiance.

Adopting the Agenda

O'Connor moved to adopt the submitted Agenda by Barker and was seconded by Eulo. No discussion was held and the Agenda was approved unanimously.

Approving Minutes

Barker offered edits to the proposed Minutes for the September 23, 2008 Meeting. Cunilio moved to approve the proposed Minutes with Barker's edits and was seconded by O'Connor. No discussion was held and the edited Minutes were approved unanimously.

Announcements

Barker announced that 7th Ward Commissioner John Fisher could not attend tonight's Meeting because of the death of his sister.

Barker announced that because the Radnor Board of Commissioners had voted to table the proposed Garrett Hill Zoning and SALDO ordinances at their September 22, 2008 meeting, the GHSC has scheduled additional meetings as follows:

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| September 30, 2008 | Public questions and concerns concerning the Zoning and SALDO Ordinances |
| October 7, 2008 | Planner Marian Hull will lead a discussion comparing the current zoning with the proposed zoning and will offer clarification regarding same. |
| October 16, 2008 | The Committee will re-visit and discuss any questions and concerns raised in the September 30 th and October 7 th Meetings. |

- October 21, 2008 The GHSC will consider any amendments to be made to the Zoning and SALDO proposed ordinances.
- October 27, 2008 The Radnor Board of Commissioners again will consider the question of whether to approve the proposed Zoning and SALDO ordinances for Garrett Hill

The September 30th, October 7th and the October 21st, 2008 Meetings will take place at the Radnor Township Building and the October 16, 2008 meeting will take place at the Radnor United Methodist Church.

Barker announced that the public could contact him to get copies of the Zoning and SALDO documents or visit www.savegarrethill.com.

Report of Officers

None.

Public Participation

Business and property owners expressed their concerns and raised questions about the proposed Zoning and SALDO ordinances. Joe Marchesani of Garrett Hill Pizza raised concerns and questions about site amenities. Andy Tillman of Garrett Hill Auto Service expressed concerns that the C-3 Zoning classification was being taken away from him since he was changed to a C-1 zoning and he expressed concerns about the results of changing the building heights, rear and side yard setbacks, maximum building width, and architectural offsets. He also expressed concerns about the bulb outs. Sumanth Joseph expressed his concern that his property on Garrett Avenue was being re-zoned from C-1 to a residential classification. Ken Norcini of Norcini's Auto Service expressed his concerns about the ramifications if he voluntarily makes sidewalk repairs, the fact that his property has a two and a half story, 35 foot height restriction but an adjoining R-5 property has a three story, 42 feet height restriction. Norcini also expressed concern about the trigger for the site amenities and stated that he believes that the trigger should occur only with a 100% tear down. John Collins, who owns a property in the Garrett Hill mixed-use district expressed an interest that he wants a zoning ordinance that will enable him to rebuild or renovate his property. Steve Bajus, the owner of the Rosemont Business Campus and two rental properties on Garrett Avenue had questions and concerns that not all the definitions were capitalized, about the trigger for the site amenities and the fact that the Rosemont Business Campus has a different parking standard than the Conestoga Road district which he believes is unfair, and that 30 of the 35 property owners in the Conestoga Road District and two of the property owners in the Garrett Avenue District are absentee and they should have notices of all public meetings mailed to them as opposed to just flyers. He also mentioned his concerns that the transportation aspect of the original proposal had not been carried through to the ordinances or Master Plan.

New Business

Patty Barker indicated that the Garrett Hill Executive Committee would have a meeting the next night, Wednesday, October 1, 2008 at 7:30 am at the Radnor United Methodist Church on Conestoga Road in Garrett Hill, PA and everyone was invited to this meeting.

Adjournment

At 8:15 pm O'Connor moved to adjourn the meeting, the motion was seconded by Turner and the motion carried unanimously and the meeting was so adjourned.

Respectfully submitted,
James Cunilio,
GHSC Secretary