

MINUTES FOR GARRETT HILL STEERING COMMITTEE MEETING FOR JUNE 25, 2008

The Garrett Hill Steering Committee (GHSC) met on Wednesday, June 25, 2008 at the Radnor United Methodist Church, 930 Conestoga Road, Garrett Hill, PA 19010 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 and Jerry O'Connor. Not present was Committee Members Bob Adams, Rick Eulo and Le Turner. Planners Marian Hull and Jim Campbell were present, as well as members of the public and Commissioner John Fisher.

Call to Order

The meeting was called to order by Barker at 7:26 pm.

Adopting the Agenda

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

Approving Minutes

Norcini moved to approve the minutes with edits from the June 17, 2008 meeting and was seconded by O'Connor. No discussion was held and the minutes were approved unanimously.

Announcements

Mac McCoy of the Radnor Community Enhancement Trust was introduced by Barker and McCoy gave a presentation of the workings of this Trust and how the Trust goes about providing amenities for the Wayne Overlay District. There was Committee and public discussion during the presentation.

Barker announced that August 18 was the correct date for the meeting of the Radnor Township Board of Commissioners (BOC) to conduct the hearing on the Garrett Hill Zoning and SALDO ordinances. July 21 is the date that these ordinances will be presented to the BOC.

Report of Officers

None.

Report of Working Groups

Norcini reported that she is still waiting to obtain the model number for the trash containers now being used in Garrett Hill.

Leinwand reported that LED lights can be retrofitted into many different style of fixtures so that a style can be selected from the various pictures that she previously provided the Committee.

There was extended Committee and public discussion.

Unfinished Business

The Committee next reviewed the Zoning changes contained in the draft dated June 20, 2008, as follows:

ZONING

Page 1- Ahr moved to approve the changes and was seconded by Cunilio. There was no discussion and the motion was approved unanimously.

Page 2- Ahr moved to approve the changes and was seconded by Leinwand. There was no discussion and the motion was approved unanimously.

Page 3- Leinwand moved to approve the changes and was seconded by Ahr. There was no discussion and the motion was approved unanimously.

Page 4- Ahr moved to approve the changes and also delete the definition of MANSARD ROOF and both definitions of RESTAURANTS and was seconded by Leinwand. After discussion the question was called and the motion was approved unanimously.

Page 5 and 6- O'Connor moved to approve the changes and was seconded by Norcini. After discussion the question was called and the motion was approved unanimously.

Page 7- Ahr moved to approve the changes and also delete "Child daycare home" under PERMITTED ACCESSORY USES AND STRUCTURES. After discussion, the question was called and the motion was approved unanimously.

Page 8- O'Connor moved to approve the changes and was seconded by Ahr. After discussion the question was called and the motion was approved unanimously.

Page 8- Ahr moved to change to "Maximum building coverage on lot" from 80% to 70% and the "Maximum impervious coverage" from 95% to 80% and was seconded by Leinwand. After discussion, the question was called and was defeated, with Ahr and Leinwand in favor and Norcini, O'Connor and Cunilio opposed.

Pages 9- Ahr moved to approve the changes but also to add "Interior lots will be prohibited" under LOT DEVELOPMENT STANDARDS, to delete footnote number 4 and was seconded by Cunilio. After discussion, the question was called and the motion was approved unanimously.

Page 10- Ahr moved to approve the changes and also to delete "Swimming pool" and "Child daycare home" from PERMITTED ACCESSORY USES AND STRUCTURES and to delete "Day care center" and add "Child daycare home" and "traffic home occupation" to PERMITTED USES BY SPECIAL EXCEPTION and was seconded by Cunilio. After discussion the question was called and the motion was approved unanimously.

Page 11- Leinwand moved to approve the changes and was seconded by Norcini. After discussion the question was called and the motion was approved unanimously.

Page 12- Ahr moved to approve the changes and was seconded by Cunilio. After discussion the question was called and the motion was approved unanimously.

Pages 13 and 14- O'Connor moved to approve the changes and was seconded by Ahr. After discussion the question was called and the motion was approved unanimously.

Pages 14 and 15- Ahr moved to delete in subparagraph 1 "1 space per dwelling unit less than 500 sq. feet" and in subparagraphs 7, 8, 9 and 12 under Section 280-49.13 A and was seconded by O'Connor. After discussion the question was called and the motion was approved unanimously.

Pages 16 through 18- O'Connor moved to approve the changes and was seconded by Ahr. After discussion the question was called and the motion was approved unanimously.

SALDO

Barker requested that the Committee Members review the proposed SALDO changes prior to the next GHSC meeting.

Barker proposed that executive summaries be prepared for the Master Plan and the Zoning and SALDO ordinances so that they can be submitted to the BOC along with the actual documents.

New Business

None

Adjournment

At 10:55 pm O'Connor moved to adjourn the meeting, the motion was seconded by Cunilio and the motion carried unanimously and the meeting was adjourned.

Respectfully submitted,
James Cunilio,
GHSC Secretary