

WORCESTER TOWNSHIP  
PLANNING COMMISSION WORK SESSION MEETING  
WORCESTER TOWNSHIP COMMUNITY HALL  
FAIRVIEW VILLAGE, WORCESTER, PA  
Thursday, March 8<sup>th</sup>, 2012 7:30 P.M.

**CALL TO ORDER**

The regularly scheduled meeting of the Planning Commission was called to order by Mr. Gordon Todd at 7:30 P.M.

**ATTENDANCE**

**PRESENT:**

Gordon Todd	Chairman
Pat Quigley	Vice Chairman
Doug Rotondo	Secretary
Chris David	Member
Anthony R. Sherr	Member
Matthew Schelly	Township Planning Consultant, Montgomery County Planning Commission
Joseph Nolan, P.E.	Worcester Township Engineer: CKS Engineering
Tiffany M. Loomis	Township Zoning Officer

**ABSENT:**

None

**GUESTS:**

Ms. Susan Caughlan, Vice Chairman for Board of Supervisors  
Mr. Louis Betz: Dell Road Resident  
Mr. Richard DeLello: Stony Creek Road Resident

1. **MINOR SUBDIVISION ORDINANCE AMENDMENT:**

Mr. Nolan suggested a minor land development option be adopted by the Township. Hatfield Township practices this option and has a model ordinance for Worcester Township to model their recommendations after.

Ford subdivision was referenced by the Planning Commission regarding stormwater management and improvement issues that were not addressed due to the re-subdivision of the subject property over a long period of time.

Mr. Schelly presented Upper Salford Township's minor/ major subdivision ordinance for reference. A working word document draft shall be created for use by the Planning Commission in their discussions.

Ms. Quigley addressed sidewalks. Mr. Nolan replied that the Township always has the right to install sidewalks.

Discussion and questions ensued.

2. **ACCESSORY STRUCTURE ORDINANCE AMENDMENT:**

The WPC discussed the proposed ordinance language and CKS's recommendations. Discussion and questions ensued.

3. **PLANNING COMMISSION AGENDA FOR MARCH 22<sup>nd</sup>, 2012 MEETING:**

- Minor Subdivision Ordinance Amendment
- Accessory Structure Ordinance Amendment

- Technical Correction Ordinance Amendment
- Agenda items for next meeting
- Minutes

4. **APPROVAL OF MINUTES FOR MEETING HELD ON DECEMBER 8<sup>th</sup>, 2011 & FEBRUARY 23<sup>rd</sup>, 2012:**

A motion by Mr. Sherr, seconded by Mr. Rotondo, for approval of the minutes for the meeting held on February 23<sup>rd</sup>, 2012, was passed unanimously.

5. **PUBLIC COMMENT**

None

6. **ADJOURNMENT**

There being no further business to come before this committee the meeting of the Worcester Township Planning Commission was adjourned by Mr. Gordon Todd at 9:00 P.M.

WORCESTER TOWNSHIP  
PLANNING COMMISSION MEETING  
WORCESTER TOWNSHIP COMMUNITY HALL  
FAIRVIEW VILLAGE, WORCESTER, PA  
Thursday, March 22<sup>nd</sup>, 2012 7:30 P.M.

**CALL TO ORDER**

The regularly scheduled meeting of the Planning Commission was called to order by Mr. Gordon Todd at 7:30 P.M.

**ATTENDANCE**

**PRESENT:**

Gordon Todd	Chairman
Chris David	Member
Anthony R. Sherr	Member
Matthew Schelly	Township Planning Consultant, Montgomery County Planning Commission
Tiffany M. Loomis	Township Zoning Officer

**ABSENT:**

Pat Quigley	Vice Chairman
Doug Rotondo	Secretary

**GUESTS:**

Mr. Charles Venezia: Germantown Pk Resident  
Mr. Richard DeLello: Stony Creek Road Resident

1. **MINOR SUBDIVISION ORDINANCE AMENDMENT:**  
Tabled.

2. **ACCESSORY STRUCTURE ORDINANCE AMENDMENT:**  
The Planning Commission discussed locality, building square footage, and intersection distances of accessory structures.

Mr. Gordon Todd addressed height limitations.

Mr. Anthony Sherr addressed larger/ bigger barns.

Discussion and questions ensued.

3. **MINOR TECHNICAL CORRECTIONS**

The Planning Commission discussed the Growing Greener Ordinance and lot sizes in relation to this specific ordinance.

Discussion and questions ensued.

4. **PLANNING COMMISSION AGENDA FOR APRIL 12<sup>th</sup>, 2012 MEETING:**

- Minor Subdivision Ordinance Amendment
- Accessory Structure Ordinance Amendment
- Growing Greener Technical Corrections Ordinance Amendment

- Agenda Items for Next Meeting
- Minutes

5. **APPROVAL OF MINUTES FOR MEETING HELD ON MARCH 8<sup>th</sup>, 2012:**

A motion by Mr. Sherr, seconded by Ms. David, for approval of the minutes for the meeting held on March 8<sup>th</sup>, 2012, contingent upon minor changes, was passed unanimously.

5. **PUBLIC COMMENT**

Mr. Mr. Charles Venezia inquired as to when Fairview Village Planning will be discussed again by the Planning Commission.

Mr. Todd replied that the Township is working on scheduling an appropriate time to discuss this issue.

6. **ADJOURNMENT**

There being no further business to come before this committee the meeting of the Worcester Township Planning Commission was adjourned by Mr. Gordon Todd at 8:45 P.M.