

East Fallowfield Township

Planning Commission

Meeting Minutes

March 2, 2020

The March 2, 2020 meeting of the East Fallowfield Township Planning Commission (PC) was held in the East Fallowfield Township Building, Strasburg Road, Coatesville, PA 19320.

Commission Members Present:

Mike Domboski, Chair (MD)

Susan Monaghan (SM)

Dennis Crook (DC)

Al Wright (AW)

Matt Burns (MB)

Pete Davis (PD)

Commission Members Absent:

Joe Perzan

Staff/Elected Officials/Professionals Present:

None

Others in Attendance:

None

- I. Call to Order: The meeting was called to order at 6:30 pm by M Domboski.
- II. Agenda Items: PC reviewed the agenda items and order thereof. All agreed to proceed as listed.
- III. Comprehensive Plan of 2015 – Review Goals and Objective: The plan goals and objectives described on page 1-11 to 1-13 were reviewed and evaluated along with page 3-2 and 3-3 listing recommendations to determine what items the PC may follow up on in 2020. Table 4 of the Comp Plan was also reviewed. The general consensus was that several of the items have been accomplished and several more are ongoing. The PC does see a need to update the ordinances related to Historical Structures and properties. The

East Fallowfield Township Planning Commission

key areas that should be given further evaluation based on PC discussion are as follows:

- a. Transportation: Seeing that the County is provided with the most up to date information to be included on the Transportation Improvement Inventory <https://www.chescoplanning.org/transportation/tii.cfm>
 - b. Transportation: Looking into public transportation options to serve the local community (e.g. a bus stop).
 - c. Housing: Look into accommodating “in law suites” in the ordinances.
 - d. Community Facilities: There was consensus that a Park and Recreation committee is needed to lead and guide the development of the Township Park.
 - e. Environmental Resources: The idea was raised of creating a separate advisory committee to focus specifically on environmental issues. This is typically accomplished by an Environmental Advisory Council (EAC). Information can be found at: <https://eacnetwork.org/what-is-an-eac/>
 - f. Transportation: Item D-6 relates to Scenic Roads. There is interest in developing an up to date Scenic Roads inventory and to develop the necessary ordinances to adopt into the SLDO and ZO.
 - g. Housing” Item B-2 relates to rental units Township wide. There is interest in developing a rental unit permit and inspection process. Currently there is no such system in use for existing rental units.
 - h. Community Facilities: Item E-10 relates to On-Lot Septic Systems and more specifically addressing existing on-lot septic systems. It is our understanding that a draft Act 537 plan is currently being developed by the Township Board of Supervisors. It is noted as a “High” priority in the comprehensive Plan. PADEP information on SMP is available at [PADEP Sewage Management Program](#).
- IV. Secretary/Recording Secretary for PC: The PC does not currently have a person assigned to compose official minutes. A secretary is needed ASAP.
- V. Old business – None.
- a. The Newlinville Task Force held its first meeting on February 26, 2020. SM and AW where in attendance. Project is supported through a CPP grant from Chester County.
 - b. Planning Commission Annual Report for 2019: DC and MD reported that they are working on a draft report.

East Fallowfield Township Planning Commission

VI. New Business

None

VII. Announcements

None

VIII. Adjournment: There being no further business, a motion to adjourn the meeting was made at 8:30 PM by MD and seconded by SM. Motion passed unanimously. Next meeting is scheduled for April 6, 2020.