

MEETING MINUTES
July 6, 2010

A Meeting of the New Britain Township Planning Commission was held on July 6, 2010, at the Township Administration Building, 207 Park Avenue, New Britain Township, Pa., beginning at 7:00 p.m. In attendance were: Greg Hood, William Jones, Deborah Rendon, Theresa Rizzo Grimes, Alfred Tocci and Jeff L'Amoreaux. Also, in attendance was Jo Ann Lapp, Zoning Officer.

Mr. Hood started the meeting by welcoming new Planning Commission member, Jeff L'Amoreaux.

1. Approval of Minutes of June 1, 2010: Upon motion by Mr. Jones, seconded by Mr. Tocci and carried, the June 1, 2010 minutes were approved as written. Mr. L'Amoreaux abstained.

2. Sub-Committee's Report: None.

3. Solar Energy Systems Amendment: The Commissioners discussed the revised proposed ordinance. Ms. Rendon stated concerns regarding the conditional use requirement for some of the solar energy systems. Mr. Jones reminded her that the Board of Supervisors has the right to adjust the conditional use fees. Mr. Tocci and Ms. Grimes both agreed that residents should not have to go before the Board of Supervisors to install solar panels.

A motion was made by Mr. L'Amoreaux to accept the ordinance as written. There was no second, motion was not carried.

Public Comment:

Eric VanReed, 350 Callowhill Road, told the Commissioners that the Township should encourage anyone who has an interest in installing solar panels. He believes there should be no conditional use requirement and no requirement to go before the Zoning Hearing Board. A requirement to apply for a building permit would be sufficient.

Donna McConomy, 101 Janton Way, stated that she agrees with everything Mr. VanReed had to say.

MOTION: Upon motion from Ms. Rendon, seconded by Mr. Tocci and carried, the Planning Commission recommends that the Township staff rewrite the section of the Ordinance that requires conditional use approval, changing it to requiring zoning and building permits only, with a review of the placement of the panels to prevent glare.

4. 2005 Comprehensive Plan Review: The Commissioners discussed the introduction and the first three chapters of the Comprehensive Plan. They felt no changes are needed to the introduction or Chapter 1, History of the Township. Chapter 2, Community Setting and Chapter 3, Community Facilities must be

updated and will include information from the 2010 Census. Additionally, there are several items in Chapter 3 that will be reviewed by the Park and Recreation Board.

Mr. L'Amoreaux added that if the Township is looking for volunteers to assist with park maintenance, Boy Scout Troops are always ready to help.

Chapter 5 will be discussed at the next meeting.

5. Other Business: None.

6. Public Comment: Mr. VanReed requested a copy of the Comprehensive Plan, stating that he would like to join the process of reviewing the plan.

7. Adjournment:

MOTION: A motion was made by Ms. Rendon, seconded by Mr. L'Amoreaux, and unanimously carried, to adjourn the meeting at 8:50 PM.

Respectfully Submitted,

Greg Hood, Chair

Jo Ann Lapp, Zoning Officer