

Chester Heights Planning Commission

April 25th, 2019

Meeting Minutes

The meeting convened at 7:00pm in Chester Heights Borough Office with the following Commission members in attendance:

Mr. Chris Leiser
Mr. John Lesky
Mr. Thayer Schroeder
Mr. Dave Clarke
Mr. Greg Homan

Guests

SB Conrad
 Mr. Steve Conrad
 Mr. Chad Ingram

Mr. Matt Houtmann – Borough Engineer

1) Meeting Agenda and Discussion Summary

S.B. Conrad plan for Old Quarry Knoll (off of Smithbridge Road)

- 8 lot subdivision originally designed and owned by PECO in 1991. Property is split municipality – Concord and Chester Heights. Some areas addressed in the final plans are:
 - The homes as conceptually laid out are 5,000 sq. ft.
 - Primary and secondary septic sites are shown. Notes will be added to indicate that no building can occur in the secondary sites.
 - A small pad was added near Smithbridge Rd for use by student waiting on school buses.
 - A streetlight was added to an existing pole near the Smithbridge Road.
 - Applicant met with neighbor Mr. John Sidorsky (see March minutes) about buffering he requested. Both the applicant and Mr Sidorsky agreed on a solution and it is represented on the plans.
 - Any/all stormwater management systems in the Smithbridge Rd right of way will be maintained by the Homeowners Association (HOA).
 - Annual inspection of this system(s) will be done by a 3rd party and the cost of this inspection will be paid for by the HOA.
- After discussions concluded, a motion of approve the project, conditioned upon incorporation of any Borough Engineer comments, was made and seconded. A unanimous vote to approve was held.

Other Activities:

- Mr. Conrad gave the Commission a brief update on the sewer situation at the old Chester Heights Market/Post Office site. Apparently some progress was made with the sewer authority (Southwest Delco) but no definitive timetable is available at this time.
- Motion to approve the Minutes from the March 2019 meeting was made and seconded. Minutes were unanimously approved.
- Motion to adjourn the meeting was made and seconded. The meeting adjourned at 7:35 PM.

Prepared by Chris Leiser