

Chester Heights Planning Commission

November 18, 2021

Meeting Minutes

The meeting convened at 7:00pm in the Valley Brook clubhouse with the following Commission members in attendance:

Mr. Chris Leiser
Mr. John Lesky
Mr. Thayer Schroeder
Mr. Mark Carroll
Ms. Melinda Kerry
Mr. David Clarke

The meeting was held at the Village of Valley brook community center due to COVID related social distancing limitations at the Chester Heights Borough Office/Firehouse.

1) Meeting Agenda and Discussion Summary

- Proposed medical building.

Proposed Medical Building on the ICR site in the Darling Square complex

Guests

Mr. Matt Houtmann

The final stage on the development of the property involved seeing the agreed upon Option C sidewalk plan being incorporated into the final plans. That was done. In addition, some more items were highlighted for addition before the plan could be submitted to Borough Council for consideration:

- Ensure that the entire length of the sidewalk system was properly lit.
- Incorporate details (or note) about shrubs and/or fencing that prohibit pedestrians from crossing (short cutting) at the Darlington Square entrance off Baltimore Pike.
- Using a raised (and properly signed) sidewalk crosswalk at the Darling Square entrance.
- Add a note to the plan that should SEPTA decide to move their bus stop to the Darlington Square frontage that a concrete pad would be installed at that location. A pad is currently shown on the existing Darlington Square plan but was never installed.

A Motion to grant Conditional Approval for the plan was made and seconded. The Motion included the that all the Borough Engineer's comments of his review comment letters of 8/24/21 and 11/10/21 were addressed and/or met. Also, the Fire Marshall's written approval is needed.

The Motion was seconded, and vote was taken. All votes were in favor.

Other Activities:

- Motion to adjourn the meeting was made and seconded. The meeting adjourned at 8:25 PM.

Prepared by Chris Leiser