



**THORNBURY TOWNSHIP
DELAWARE COUNTY
Planning Commission
6 Township Drive
Cheyney, PA 19319-1020**

James Quinn, Jr., Chairman
Robert Ferrara, Vice-Chairman

Allen McCann
James Bulkley
Charles Howat
Kenneth Zitarelli
James Falcone

**MINUTES
Thornbury Township Planning Commission Meeting
Wednesday, June 12, 2013**

The Thornbury Township Planning Commission held a public meeting Wednesday, June 12, 2013 at the Township Administration Building, 6 Township Drive, Cheyney, Pennsylvania. Chairman Quinn called the meeting to order at 7:00 p.m.

PRESENT:

James Quinn, Jr., Chairman	Mike Ciocco, P.E., Engineer
Robert Ferrara, Vice Chairman	Wayne Grafton, Land Planner
Jim Bulkley	James Byrne, Esq.
Allen McCann	
Kenneth Zitarelli	
Jim Falcone	

ABSENT: Charles Howat

MEMBERS OF PUBLIC: 1

Mr. Quinn called the meeting to order and reviewed the Agenda, as follows:

AGENDA

- 1. SALUTE TO THE FLAG**
- 2. PUBLIC COMMENT**
- 3. APPROVAL OF MINUTES – May 8, 2013**
- 4. OLD BUSINESS**
 - a. Comprehensive Plan Addendum/Update**
- 5. ACTION DATES REVIEW**
- 6. NEXT MEETING – Wed., June 26, 2013 at 7 p.m. (optional)**
- 7. ADJOURNMENT**

- 1. SALUTE TO THE FLAG:** Mr. Quinn led the salute to the flag.
- 2. PUBLIC COMMENT:** There were no comments from the public
- 3. APPROVAL OF MINUTES:** On a motion by Mr. McCann and seconded by Mr. Bulkley, all members present voted “aye” to approve the May 8, 2013 minutes, as presented. Mr. Zitarelli had not yet arrived.
- 4. OLD BUSINESS**
 - a. Comprehensive Plan Addendum/Update:** Mr. Quinn stated that Chapter 5 would be discussed this evening. Mr. Howat will be given time at the next meeting for his input on Chapter 5.

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Chapter 5: Goals and Objectives – Mr. Grafton stated that some goals and/or objectives may not be applicable and could be removed.

The following items were discussed and suggestions made for Mr. Grafton to make.

Page 2: Natural Resources, Objective 2 - Mr. Ciocco stated that tree replacement amendments were already done and should be removed.

Page 3: Community Facilities and Services, Objective 3 – Mr. Grafton asked why it was originally added. Mr. Bulkley explained that larger Township facilities were occasionally needed in the past, but haven't been needed recently.

The members briefly discussed whether or not to remove items that may not be relevant. Mr. Grafton stated that the Comp. Plan should not contain useless items/verbage and if it is not currently relevant it should be removed.

Page 7: Historic Preservation, Objective 3 - The members briefly discussed Mr. Miller's (Historic Committee) 6/10/13 email containing a suggestion from the Historic Committee on Chapter 5 to add verbiage to develop procedures which address Brandywine Battlefield lands protection. After a brief discussion, there was a consensus to add the words, "*and lands*" to the end of Objective 3.

Page 8: Finances, Objective 4 – Mr. Ciocco stated that the "fee in lieu of" option should be removed as it is not used by the Board of Supervisors.

Mr. Grafton stated that things associated with commercial development, the village, signage and lighting, and similar items should be considered by the members for discussion at the next meeting.

With no further comments, Mr. Quinn stated that Mr. Miller's 6/10/13 email and Chapter 9 will be discussed at the next meeting.

5. **ACTION DATES REVIEW:** Mr. Quinn noted receiving updated extensions for Wills, Crane and Lawler. Mr. Quinn also noted receiving a new subdivision plan (Dutcher). Mr. Ciocco confirmed that his review on Dutcher would be ready for the next meeting.
6. **NEXT MEETING:** Wed., June 26, 2013, at 7 p.m. (optional):

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MOTION: *On a motion by Mr. McCann and seconded by Mr. Bulkley, all members voted in favor of not holding the optional 2nd meeting in June (June 26). The next Planning Commission meeting is scheduled for July 10, 2013.*

7. **ADJOURNMENT:** On a motion by Mr. McCann and seconded by Mr. Ferrara, the meeting adjourned at 7:35 p.m.

Respectfully submitted,

Deborah Zitarelli
Planning Commission Secretary

cc: Planning Commission Members
Board of Supervisors
Kenneth D. Kynett, Esq.
Jeffrey Seagraves, Township Manager
James Byrne, Esq.

Michael Ciocco, P.E., Engineer
Wayne Grafton, Land Planner
Geoff Carbutt, Subdivision Coordinator
Suzanne Howat, Bookkeeper