

Washington Township Planning Commission Regular Meeting Minutes

February 20th, 2018

7: 00 PM

1. CALL TO ORDER & PLEDGE OF ALLEGIANCE.

2. ROLL CALL: Chuck Weiss called the February 20th 2018 regular meeting of the Washington Township Planning Commission to order at 7:00 PM, at the Washington Township Administration Building at 11800 Edinboro Road, Edinboro, PA. Those members present for the roll call were: Chuck Weiss, John Allen, Ken Meyer, and Diann Smith. Also in attendance were Zoning Officer Norm Willow, and guests Michael Russell.

3. AGENDA: A motion by Ken Meyer to approve the agenda, seconded by John Allen. **Motion carried unanimously.**

4. MINUTES: A motion by John Allen to approve the January 16th Planning Commission reorganization meeting minutes was second by Ken Meyer. **Motion carried unanimously.**

5. CORRESPONDENCE: None.

6. OLD BUSINESS: None.

7. NEW BUSINESS: Sunset Grill, seeking final approval of Land Development plan. Mr. Russell detailed the two-phase land development plan and alternative landscape plan. Mr. Russell sought Commission input on what they felt was "adequate" safety lighting.

- Washington Township code 119-26 Subdivision and Land Development Design Standards, section D: *Exterior lighting. Adequate lights shall be provided to illuminate streets, driveways, walkways and parking lots for the safe movement of vehicles and pedestrians at night.*
- Sunset Grill Plan, Note 3 states: *Any lighting used to illuminate off-street parking or loading shall be arranged so as not to reflect glare on adjoining properties or thoroughfares.*

After extensive discussion, recommended Mr. Russell seeks expert opinion from an electrical contractor which provides design services. A motion by Ken Meyer, second by John Allen, to recommended 1 or 2 light poles and/or a light on adjacent restroom building to provide safety & security lighting without casting glare to roadway traffic. **Motion carried unanimously.**

8. PUBLIC COMMENTS AND QUESTIONS:

- a. Discussed a process prior to undertaking recommending an ordinance changes to council when council has not requested a recommendation. Ken Meyer made the motion, seconded by John Allen, the Planning Commission would vote on an ordinance subject matter prior to deliberating the matter. **Motion carried unanimously.**
- b. Topics the Commission sought to independently undertake (i.e. AirB&B disturbance ordinance or Zoning Density). After discussion, Chuck Weiss made the motion, Seconded by Diann Smith, Commission will proceed with a review of high density multi-family zoning in the R-2 District; the **motion was passed due to majority**, with Ken Meyer voting against.

9. ADJOURNMENT: A motion by John Allen to adjourn at 8:31 P.M. seconded by Chuck Weiss. **Motion carried unanimously.**