

AMBLER BOROUGH PLANNING COMMISSION
MINUTES OF SEPTEMBER 22, 2015, MEETING

The Regular Meeting of the Ambler Borough Planning Commission was held on Tuesday, September 22, 2015, at 7:00 p.m. in Borough Council Chambers located at 131 Rosemary Avenue, Ambler, Pennsylvania. Chairman Robert Lagreca called the meeting to order and presided.

Roll Call: Present: Joshua Kanaplue, Christopher Twohig, Elizabeth Iovine, Carol Ann DiPietro, Salvatore Boccuti, William Mulroy, Peter Amento, Al Comly, Jr., and Robert Lagreca. Also in attendance: Lauren Van Dyk, Montgomery County Planner, Glenn Kucher, Ambler Borough Code Enforcement Officer, and James Dougherty, of Gilmore and Associates, Inc., Borough Engineer.

Salvatore Boccuti made a motion to approve the Minutes of the meeting of August 25, 2015, Elizabeth Iovine seconded the motion.

NEW BUSINESS:

Review Preliminary/Final Subdivision Plan for PFP Management, LLC. – 368 Fairview Avenue proposed three lots. One lot (#3) will need PENNDOT approval as it is proposed to have its driveway on Bethlehem Pike. It was suggested that Lot #3 use an easement over Lot #2 to eliminate the need for exit to Bethlehem Pike, but the Applicant said the Borough is not in favor of that idea nor did he think there was enough frontage to make that work. Al Comly, Jr., made a motion to recommend to Council that the subdivision be approved conditioned upon satisfying the comments in the County Planning Commission letter and the Borough Engineer letter and especially constructing sidewalk along Bethlehem Pike with PENNDOT approval. William Mulroy seconded the motion and the vote taken was unanimous in favor of the recommendation. A letter will be prepared for Council.

OLD BUSINESS:

The County Planner presented revised drafts of Ordinances proposed regarding the Borough steep slope and riparian corridor conservation district looking to protect and encourage maintenance of the Borough's environmental resources. A suggestion was made to merge the two proposed Ordinances into Rose Valley Creek Conservation District and incorporate both steep slope and riparian language. Joshua Kanaplue made a motion to forward this version on to Borough Council. William Mulroy seconded the motion and the vote taken was unanimous in favor. A letter will be prepared to Council.

CONTINUED BUSINESS FOR THE OCTOBER, 2015, MEETING

No new business.

No old business.

A number of residents were in attendance:

Judy Baigas	172 Tennis Avenue
Douglas Reilley	309 Valley Brook Road
James Nearing	163 Hendricks Street
Bernadette Dougherty	338 Tennis Avenue
Brian Quinn	319 Valley Brook Road

Elizabeth Iovine moved and seconded by William Mulroy to adjourn the meeting at 8:30 p.m.

Respectfully Submitted,
Carol Ann DiPietro
Recording Secretary,
AMBLER BOROUGH PLANNING COMMISSION