

**WALLACE TOWNSHIP PLANNING COMMISSION
MINUTES
NOVEMBER 11, 2009**

The meeting was called to order by Chairwoman Barbara D'Angelo at 7:30 PM

Planning Commission Members present:

Barbara D'Angelo	Janet Grashof	John Frommeyer
Bill Moore	Jim Mackrell	

Others Present:

Craig Kologie representing Castle Valley Consultants
Ann Hutchinson representing Natural Lands Trust

Minutes

January 14, 2009 minutes submitted for approval – motion to accept – Barb D'Angelo seconded Jim Mackrell – Bill Moore abstained as he was not at January meeting. All others present voted in favor.

October 14, 2009 minutes submitted for approval – motion to accept – Barb D'Angelo seconded Jim Mackrell – unanimous.

Old Business

Valhalla Brandywine – a conditional use decision was read in a public BOS meeting - - - generally consistent with Planning Commission.

New Business

Planning Commission 2010 Schedule

Motion: second Wednesday (regular meeting)and fourth Wednesday(work meeting) meetings 7:30 PM – motion to accept – Bill Moore seconded Barb D'Angelo – unanimous

Seibert Preliminary Subdivision Plan – 6 Lots

General discussions – Siebert has advised that project will be “phased”. Initiation of third residence to trigger installation of infrastructure. Plan notes reflect phasing. General discussion - - responsibility for escrow must remain with Seibert. Craig Kologie to contact John Seibert and Mike Crotty (Law Firm) to establish proper escrow language.

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Timber Harvesting Ordinance

General Discussion – What does the Planning Commission want the ordinance to say? We now have “timber harvesting” in zoning ordinance - - with thresholds. Ann Hutchinson – Natural Lands Trust – recommends that timber harvesting definition be limited to zoning terms. General discussion – separate preservation issues from harvesting. BMP (Best Management Practices) Does Township want to leave timber harvesting up to State or do we want to have some level of mandatory requirement?? Ann Hutchinson recommends the State Stewardship program. Craig Kologie – The State regulations reflect only stream crossing and erosion control constraints.

PSATS (Pennsylvania State Association of Township Supervisors) – has a timber harvesting ordinance recommended format - to be forwarded to Planning Commission members for review.

Horse (large animal)

Discussion: Now – five acres per one horse. General discussion – to be determined.

Membership

Motion: Approve Ward Albert for Planning Commission member – Barb D’Angelo
Seconded – Jim Mackrell
Unanimous

The meeting was adjourned at 10:30PM
The 11/18/09 meeting was cancelled due to Holiday.
Next Scheduled meeting....12/09/09 7:30 Pm

Respectfully submitted

John A. Frommeyer