

**MINUTES OF THE POTTSTOWN METROPOLITAN
REGIONAL PLANNING COMMITTEE**

APRIL 27, 2022

(Approved May 25, 2022)

The Pottstown Metropolitan Regional Planning Committee (PMRPC) held a meeting via teleconference and in-person at Pottstown Borough Hall on April 27, 2022 at 7:00 p.m.

Attendees: Douglass Township- Peter Hiryak
East Coventry Township- Larry Tietjen
Lower Pottsgrove Township – Tom Troutman
North Coventry Township –Bill Soumis, Jim Marks
New Hanover Township – Kurt Zebrowski, Keith Youse
Pottstown Borough – Ryan Procsal
Upper Pottsgrove Township – William Hewitt
West Pottsgrove Township – Howard E Shawell
Montgomery County Planning Commission – Marley Bice, Danielle Baer

Recording Secretary – Bonnie L. Frisco

Visitor(s): Joan Hodges and Jackie Erickson of Artisan

1. Meeting Called to Order and Pledge of Allegiance

Mr. Troutman called the meeting to order at 7:00 p.m. and the Pledge of Allegiance was recited.

2. Roll Call

Mr. Troutman did a roll call and all municipalities were represented.

3. Review of the March 2022 Meeting Minutes

Mr. Marks moved to approve the March 23, 2022 meeting minutes as presented. Mr. Procsal seconded the motion. The motion carried with one abstention from Mr. Zebrowski as he was not present at the March 23, 2022 meeting.

4. Treasurer’s Report

Mr. Soumis moved to approve the April Treasurer Report. Mr. Zebrowski seconded the motion. The motion carried unanimously.

5. Update: Pottstown Regional Partnership for Park Improvements Mini-Grant Program

Ms. Bice noted that all six applications were awarded grants. Those applications include:

East Coventry Township, Ellis Woods Park Pedestrian Bridge
Total Project Cost: \$27,013 Local Match: \$2,000 Requested Funding Amount: \$25,000

Lower Pottsgrove Township, Sanatoga Park Pavilion and Parking
Total Project Cost: \$47,875 Local Match: \$14,986 Requested Funding Amount: \$25,000

Upper Pottsgrove Township, Schwenk Road Trailhead Phase 1
Total Project Cost: \$34,740 Local Match: \$9,740 Requested Funding Amount: \$25,000

West Pottsgrove Township, Old Timer’s Field Improvements
Total Project Cost: \$25,000 Local Match: \$2,500 Requested Funding Amount: \$22,500

Pottstown Borough, Rehabilitation of Spruce Park Basketball Courts
Total Project Cost: \$87,125 Local Match: \$62,152 Requested Funding Amount: \$25,000

Douglass Township, Douglass Park Playground Improvements.
Total Project Cost: \$31,290 Local Match: \$6,290 Requested Funding Amount: \$25,000

6. Zoning Ordinance Consistency Reviews

New Hanover Township – Various Zoning Map Amendments

The New Hanover Township Zoning Map Amendments include:

- Change HI to LI, eliminating the HI District
- Expand R-2M District
- Change TN to R-15, eliminating remaining portion of TN District
- Change CB-2 to R-2M, eliminating CB-2 District
- Permit H11 Junkyard use in LI District

Mr. Youse moved that the proposed New Hanover Township Zoning Map Amendments are generally consistent with the Regional Comprehensive Plan. Mr. Marks seconded the motion. Motion carried unanimously.

New Hanover Township – Junkyard Ordinance

The New Hanover Township proposed text amendment to the Junkyard Ordinance will revise Section 27-1502.3 to include H11 Junkyard as a use permitted by special exception in the LI District.

Mr. Youse moved that the proposed New Hanover Township Junkyard Ordinance text amendment is generally consistent with the Regional Comprehensive Plan. Mr. Procsal seconded the motion. Motion carried unanimously.

Jackie Erickson, equitable owner of the Gilbertsville Golf Club, noted concern of the zoning map amendments proposed by New Hanover Township. The item to be discussed directly with New Hanover Township.

7. Municipal Updates

Douglass Township

Mr. Hiryak noted the EMS building is completed inside and the Fire Company and EMS are transitioning into the new building. Noted were the plans for the medical building at Grosser Road and Route 100 and the plans will be coming to the PMPRC for review.

East Coventry Township

Mr. Tietjen noted Coventry Chase Townhome project has received plan approval.

Lower Pottsgrove Township

Mr. Troutman noted Sanatoga Green is under way.

New Hanover Township

Mr. Zebrowski noted that New Hanover Square Road bridge is under construction.

North Coventry Township

Mr. Marks noted the two bridges (one on Route 724 and one on Creek Road) that have not been fixed yet. The Route 724 bridge is PADOT's responsibility. Mr. Marks noted that the 62-unit project at Route 100 and East Cedarville Road has issues with the plans and a meeting is to be held with staff and the developer. The Coventry Mall is doing a major redevelopment but have not submitted plans as of yet.

Pottstown Borough

Mr. Procsal noted there is nothing additional to report for Pottstown Borough.

Upper Pottsgrove Township

Mr. Hewitt noted Upper Pottsgrove Township is working through some subdivisions.

West Pottsgrove Township

Mr. Shawell noted there is nothing additional to report for West Pottsgrove Township.

8. School District Updates: No representatives present

9. MCPC Update

Ms. Bice noted the Montco Pike Study draft has been released and is available for public review and comment.

10. Public Comment: There was no public comment

11. Adjournment

Mr. Troutman moved to adjourn the meeting at 8:02 p.m. Mr. Procsal seconded the motion. The motion carried unanimously.

Respectfully submitted,



Bonnie L. Frisco
Recording Secretary