

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

JUNE 22, 2022

(Approved September 28, 2022)

The Pottstown Metropolitan Regional Planning Committee (PMRPC) held a meeting via teleconference and in-person at Pottstown Borough Hall on June 22, 2022 at 7:00 p.m.

Attendees: Douglass Township- Peter Hiryak
East Coventry Township- Not represented
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 – David Waldt
West Pottsgrove Township – Howard Shawell
Montgomery County Planning Commission – Marley Bice

Recording Secretary – Bonnie L. Frisco

Visitor(s): Joshua and Kimberlee Stouch, Patricia McCloskey (PARRC), Peggy Lee-Clark

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, except for East Coventry Township.

3. Review of the May 2022 Meeting Minutes

Mr. Zebrowski moved to approve the May 25, 2022 meeting minutes as presented. Mr. Procsal seconded the motion. The motion carried unanimously.

4. Treasurer’s Report

Mr. Waldt moved to approve the June Treasurer’s Report. Mr. Youse seconded the motion. The motion carried unanimously.

5. Public Comment: There was no public comment

6. Update: Pottstown Area Regional Recreation Committee (PARRC)

Ms. McCloskey noted that all of the communities participate in the PARRC program except for New Hanover Township and \$3.4M has been received for public and private projects. The Regional Recreation position cost for 3 years is estimated to be \$153,949.

An overview of the PARRC projects was provided. Ms. McCloskey is working on an event/seasonal schedule to be posted on the individual municipal websites and bulletin boards.

7. Developments of Regional Impact

Route 100 Medical Facility – Douglass Township – proposed development of two medical buildings near the corner of State Route 100 and Grosser Road. A three-story medical office building with 60,000 square feet, a one-story hospital with 22,194 square feet, and 372 parking spaces are proposed. The new buildings will be located along the Route 100 frontage and future development area is shown towards the rear of the site along “Future Market Street”.

Mr. Zebrowski moved to send a letter to Douglass Township stating that the Route 100 Medical Facility Plan is generally consistent with the Regional Comprehensive Plan. Mr. Procsal seconded the motion. The motion carried unanimously.

Valley Forge Properties / Sanatoga Marketplace– Lower Pottsgrove Township – proposed development of two warehouse/distribution buildings totaling 133,432 square feet on a 13.24-acre vacant tract on East High Street near Rupert Street.

Traffic concerns were noted for this project. Also noted was the gateway sign that will need to be relocated and the Sunoco pipeline crossing through the property. The plan has not yet received approval from the Lower Pottsgrove Township Planning Commission.

Mr. Hiriyak moved to have a letter be prepared to be sent to Lower Pottsgrove Township to include the comments received for the Valley Forge Properties/Sanatoga Marketplace project. Mr. Zebrowski seconded the motion. The motion carried unanimously.

8. Grant Support Letter Request

PA DCED Industrial Site Reuse Program (ISRP) – Pottstown Borough – funding is sought to perform contamination remediation at Pollock Park, Pottstown (841 Cross Street). This 2-acre park is a brownfield site with heavy metal, PCB and PAH contamination. Funds secured will be used to remove contaminated soils, install a demarcation layer and cap the site with clean fill in accordance with PA DEP and EPA regulations in order that the park may return to use as a recreation facility serving Pottstown Borough. PA DEP has already approved the scope of work as it relates to heavy metal and PAH contaminations. PCB remediation is the responsibility of EPA, so funds secured through ISRP will be used to test and delineate PCB contaminants to secure EPA approval of the cleanup plan prior to execution.

Mr. Procsal moved to send a grant support letter for the PA DCED Industrial Site Reuse Program (ISRP) requested by Pottstown Borough. Mr. Hiriyak seconded the motion. The motion carried unanimously.

9. Municipal Updates

Douglass Township

Mr. Hiriyak noted that Josh Stouch, Chairman of the Douglass Township Board of Supervisors and member of the EMS Board, was present to discuss the importance of ambulance service funding. Due to the economy of the last three years the EMS funding has been depleted. Suggested solutions have been sharing personnel, instituting fire taxes and the creation of a Municipal Fire and Ambulance Authority. Federal grants are hard to obtain and the average annual EMS costs are \$600,000 - \$800,000.

Mr. Zebrowski moved to have a letter prepared and sent to each municipality's governing boards for input. Mr. Hiriyak seconded the motion. The motion carried unanimously.

Mr. Hiriyak noted there is nothing additional to report for Douglass Township.

East Coventry Township

Not represented.

Lower Pottsgrove Township

Mr. Troutman noted that the concerts start Sunday at the band shell.

New Hanover Township

Mr. Zebrowski noted there is nothing additional to report for New Hanover Township.

North Coventry Township

Mr. Marks noted that there is nothing additional to report for North Coventry Township.

Pottstown Borough

Mr. Procsal noted that fireworks are planned for the 4th of July.

Upper Pottsgrove Township

Mr. Waldt noted there is nothing additional to report for Upper Pottsgrove Township.

West Pottsgrove Township

Mr. Shawell noted that Gambone has submitted land development concept plans.

10. School District Updates: No representatives present

11. MCPC Update

Ms. Bice noted there is nothing additional to report for the MCPC.

12. Adjournment

Mr. Youse moved to adjourn the meeting at 8:20 p.m. Mr. Zebrowski seconded the motion. The motion carried unanimously.

Respectfully submitted,



Bonnie L. Frisco
Recording Secretary