



**Planning
Commission**

BETHEL TOWNSHIP

DELAWARE COUNTY
1092 BETHEL ROAD
GARNET VALLEY, PA 19060

Louis Torrieri-Chairman
Kenneth Laaken, Jr. Vice-Chairman
Lynn Mahoney-Secretary

L. Theodore Hoppe Jr. Jean Stoyer
Michael Schneider David Tustin
Rajesh Shah

Matthew Houtmann, P.E.
Township Engineer
Laurence L. Smith, Esquire
Planning Commission Solicitor

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PLANNING COMMISSION RECORD OF MINUTES November 6, 2013

The Regular Meeting of the BETHEL TOWNSHIP DELAWARE COUNTY PLANNING COMMISSION was held on Wednesday, November 6, 2013, in the John Myers Building, 1092 Bethel Road, Garnet Valley, PA 19060.

PRESENT:

Louis Torrieri, Chairman
L. Theodore Hoppe, Jr.
David Tustin

Kenneth Laaken, Jr. Vice Chairman
Rajesh Shah
Jean Stoyer

APOLOGIES:

Michael Schneider

IN ATTENDANCE:

Lynn Mahoney, Secretary
John Camero- Township Supervisor, Chairman
Laurence L. Smith, Esquire, Planning Commission Solicitor

OBSERVERS:

MEMBERS OF THE PUBLIC (3)

The regular meeting was called to order by Louis Torrieri, Chairman at 7:30 p.m., followed by the Pledge of Allegiance.

The Chairman requested everyone to please silence all electronic equipment and announced the presence of a recording device for the purpose of minute taking.

APPROVAL OF MINUTES:

Lou asked for a motion to approve the minutes from the October 2, 2013 Planning Commission Regular meeting, as prepared by our Planning Commission Secretary, Lynn Mahoney.

Motion: Moved by Ken Laaken, and seconded, to approve the minutes as prepared by our secretary. **Motion carried, unanimous.**

CORRESPONDENCE: Any correspondence will be addressed during the meeting where applicable.

REPORTS:

1. **SEWER AUTHORITY: Laurence Smith-** Shared a letter from the Sewer Authority addressed to Foulk Manor, explaining the security amounts that would have to be posted by the subdivision for the sanitary. A similar estimate is done for streets and storm water facilities for the township. Amounts can be posted in an acceptable form, such as cash escrow, secured construction loan, performance bond or letter of credit. As certain items are completed, escrow releases are made, including a final one. Once completion is made, it goes into the 18 month dedication phase, which requires a separate escrow deposit.

ANNOUNCEMENTS: The EMS Building, located in the rear of the Township Building, has been tied in to the public sewer system.

OLD BUSINESS: No old business.

NEW BUSINESS: No new business.

PUBLIC COMMENTS AND QUESTIONS:

Dave Branson, 1204 Naaman's Creek Rd- Attended the meeting, with an interest in the proposed land development on the property bordering his land. No formal application has been made, but a sketch plan was provided, to Mr. Branson, along with contact information for his convenience.

ADJOURNMENT:

Lou extended a congratulations to Jean Stoyer on her election to the Board of Supervisors, and thanked her for her support and participation in the Planning Commission.

Lou reminded the Commission members to review the information located on The Planners Website, for new information and updates.

The next regular Planning Commission Meeting will be held on Wednesday, December 4, 2013, at 7:30 p.m.

Visit the Bethel Township Website, www.twp.bethel.pa.us, for updates on township news.

The meeting adjourned at 7:43 p.m.

Lynn Mahoney,
Secretary