

Record of Proceedings:

October 20, 2020

West Chester Township Board of Trustees – Public Hearing

Convene: Chairperson Becker convened the meeting at 5:00 p.m.

Roll Call: Mrs. Becker and Mr. Welch responded. Mr. Wong was absent.

Pledge of Allegiance: Repeated by those present.

Public Hearing

Case # ZMA09-20 West Ridge

Staff report: Mr. Tim Dawson presented the staff report, including a PowerPoint presentation, site views, aerials, cite civil plans, staff comments and revision, noting the proposal was consistent with the Land Use Plan. Mr. Dawson concluded by saying the Trustees were to either approve the application, approve with modifications, or deny the submitted Zoning Map Amendment and Preliminary Development Plan. In response to Mrs. Becker’s question, Mr. Dawson identified specific lots with restrictions to developing the back yard, and noted the change to the piping location.

Mrs. Becker then invited the applicant to address the Board:

Neil Hughes, managing member of Doyle Hughes Development Company, 2036 Mendenhall Drive, Atlanta, Georgia, commented on their purchase of the property. He said Justin Doyle Homes would be his partner. He responded to Mr. Welch’s questions, suggesting the price range would be mid to upper 500s, and commented on the roof’s composition.

Mrs. Becker then asked for comments as follows:

Proponent Comments:

Steve Kunkle, 444 Lakeshore Drive, Lebanon, said he’s on staff with Grace Baptist Church and spoke favorably about the applicant.

Opponent Comments: none.

Neutral Comments: none.

Hereupon Mr. Dawson read the First Reading of Resolution 40-2020:

This is a Resolution approving a Zoning Map Amendment and Preliminary Development Plan for Case No. ZMA 09-20, West Ridge:

“Now therefore, be it resolved on the basis of the above actions and findings, the West Chester Township Board of Trustees does hereby concur with the West Chester Township Zoning Commission and does hereby approve the Zoning Map Amendment from A-1, Agricultural District, to R-PUD, Residential Planned Unit Development District and Preliminary Development Plan”, noting the plan has 16 conditions.

Mrs. Becker declared the Public Hearing closed.

Adjournment


MOTION made at 5:23 p.m. by Mr. Welch, seconded by Mrs. Becker, to adjourn.
Motion carried.

Respectfully Submitted,



Bruce Jones, Fiscal Officer

Approved,



Ann Becker, Chairperson