

MINUTES OF MEETING  
PERKASIE PLANNING COMMISSION  
FEBRUARY 23, 2011

620 West Chestnut Street  
Perkasie, Pa. 18944

ATTENDANCE:

Planning Commission Members:	Earl Richard Hendricks John Cornelius Barbara Faust Ross Gardner Nelson Hollenbach Eileen Bradley (not present) Richard Packard
Code Administrator:	Tracey Berry
Borough Manager:	Daniel Olpere
Solicitor:	Ann Weiss (not present)
Borough Engineer:	Bryan McAdam
Bucks County Planning Commission Consultant:	Maureen Wheatley

Daniel Olpere called the meeting to order at 7:00 PM. The Pledge of Allegiance was recited.

**PUBLIC FORUM**

None

**Reorganization**

Mr. Olpere opened the floor to nominations.

Nelson Hollenbach nominated Richard Hendricks as Chairman. Richard Packard seconded the nomination, all members were in favor.

Barbara Faust nominated Richard Packard for Vice Chairman. Nelson Hollenbach seconded the nomination, all members were in favor.

Richard Hendricks nominated Barbara Faust as Secretary. Richard Packard seconded the nomination, all members were in favor.

**APPROVAL OF MINUTES**

Upon motion by John Cornelius, seconded by Richard Packard, the minutes of the December 8, 2010 Planning Commission meeting were approved with the correction of changing "Zoning Hearing Board" to Borough Council" in the Old Business section of the minutes. All members were in favor.

**OLD BUSINESS**

No new business

**NEW BUSINESS**

### Jelski Minor Subdivision

Brian Binney of Anderson Engineering was present to represent Robert Jelski. Mr. Binney began to discuss the review letter from CKS dated February 1, 2011. During the discussion Mr. and Mrs. Jelski entered the meeting (7:15). A short time later, at approximately 7:20, Michael Kracht, the solicitor for the Jelski's joined the discussion. After a brief discussion, Mr. Kracht stated that his client will comply with all recommendations of the review letter.

The review letter from the Bucks County Planning Commission dated January 28, 2011 was then discussed. Mr. Kracht stated his client will comply with the tree protection recommendations in the review letter. After some discussion, Ross Gardner made a motion to recommend the plan to council for the waiver requests. Nelson Hollenbach seconded the motion, all members were in favor.

Michael Kracht then suggested the Commission grant Preliminary Final Approval conditioned on approvals from Council for the Waivers and compliance with all recommendations from CKS and the Bucks County Planning Commission review letters.

John Cornelius motioned to grant Conditional Preliminary Final Approval. Ross Gardner seconded the motion, all members were in favor.

### **OTHER BUSINESS**

Maureen Wheatley handed out the final draft of the Zoning Ordinance to the members for them to take and review for future discussion.

### **ADJOURNMENT**

There being no further business, Ross Gardner made a motion, which was seconded by Richard Packard, to adjourn the meeting at 8:00 pm.

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Barbara Faust, Secretary