

# AGENDA

## Smart Growth

**Date: Wednesday, January 13, 2021 @ 6:30 PM**

Committee Members: Donald Braceland (Chair)  
William Scott  
Michael Stefano

**Department Head: Kevin Gore, Director of Building and Housing**

**Borough Manager: Michael A. Perrone**

<b>Attachment Information:</b>
Visit <a href="http://www.west-chester.com">www.west-chester.com</a> for easy access to all attachments. Please see the table on the front page to view all Committee agendas and attachments.

1. Call to Order
2. Comments, suggestions, petitions by residents in attendance regarding items not on the agenda
3. Discuss Zoning Hearing Application (**attachment**)
  - a. ZHB #976 – 502 North Franklin Street – Paul W. Kinsey / Mark J. Pontzer, ESQ  
Applicant is applying for a variance to expand his driveway on the southside (side of 500 North Franklin St) of the existing driveway at his residence. Specifically, Mr. Kinsey is seeking relief from Section 112-73(N)1 to allow for a minor expansion of a parking area in the front yard of his property.
4. Recommend a Date to Hold a Public Presentation of Zoning Update (**attachments**)
5. Review Building and Housing Annual Report (**attachment**)
6. Approve the December 2020 HARB Certificate of Appropriateness (**attachments**)
  - a. 2020-37: 158 West Gay St. – Justin Weathers/ Stove and Tap  
*Proposed work:* Vinyl signs proposed for the windows of the two façade faces at corner of Darlington and Gay. Also proposed, white acrylic pin mounted letters for sign at corner of building.
  - b. 2020-38: 107 South Church St. – Barbara Denbigh/Mainstay Solutions  
*Proposed work:* Replacing a concrete planting curb along the sidewalk with stone and a metal fence to match the neighboring property.
  - c. 2020-39: 17 West Gay St. – Ken Hastie/Spotts Insurance Group  
*Proposed work:* A single vinyl sign to be applied to first story window.
  - d. 2020-40: 142 West Market St.– Stephanie Morris/Law Office  
*Proposed work:* 1 new double sided hanging sign to be hung from existing eye hooks over front door.
7. Approve December 2020 Smart Growth Minutes (**attachment**)
8. Other Business
9. Adjourn