

AGENDA

Smart Growth

Date: Wednesday, February 9, 2022 @ 6:30 PM

Committee Members: Brian McGinnis (Chair)
Lisa Dorsey
Patrick McCoy

Department Head: Kevin Gore, Director of Building and Housing

Borough Manager: Sean Metrick

Attachment Information:

Visit www.west-chester.com 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 Applications (**attachments**).
 - a. **363 E. Biddle St; Lauren A. Pucci/ Brendan P. Burke, LLC**
Applicants seek relief from Section 112-802.J to allow accessory building within the 5-foot yard set-back.
 - b. **220 Price St; Drew Braun/Paul Bauder, Bauder Construction, Inc.**
Applicants seek relief from Section 112-802.J. to allow accessory building within the 5-foot side and rear lot line set back.
 - c. **333 Granite Alley; Michael Loveless/The Artillery Brewery Company & 342 Hannum Avenue; Daniel Shaw/Wrong Crowd Beer Company**
Applicants seeks relief from Section 112-702.B(1) to allow the installation of an off-premises sign.
 - d. **410 W. Chestnut St; Jaramillo REH LLC & Gustavo A.Mesa**
Applicant seeks relief from Sections 112-602.D to allow for parking area within 40-feet of an intersection as required by Section 97-27.1.C.
 - e. **408 W. Chestnut St; Nomad Four LLC (Carlos Mario Montoya)**
Applicant seeks relief from Sections 112-602.D to allow for parking area within 40-feet of an intersection as required by Section 97-27.1.C.
4. Public Arts Commission/CGI Communications-Lamp post banner project presentation. (**attachments**)
5. Approve CLG Letter of Support for Lincoln Building Restoration grant. (**attachments**)
6. Discuss proposal by Limoncello to add second dining platform at 5 N. Walnut St. (**attachments**)
7. Discuss petition by the owners of Split Rail for an additional raised platform in 2022. (**attachments**)
8. Discuss petition for temporary reprieve of Borough's busking laws for Fete de la Musique Event on Tuesday, June 21, 2022. (**attachments**)
9. Review January 2022 Building and Housing Monthly Report. (**attachments**)

10. Review January 2022 HARB submissions (**attachments**).

a. **2021-40: 13 E. Gay St-Rite Aid-Jeanne Dubil-Cima Network**

Proposed work: Continued discussion of window graphics.

Recommendation: *The Board recommends a Certificate of Appropriateness for*

Application 2021-40 with the following conditions; that the window graphics in Option 3B 4, 5, and 6 be installed in windows 1, 2, and 3 and graphics in Option 3C 1, 2, and 3 be installed in windows 4, 5, and 6 and that the tone of the two images be adjusted so that both images have a matching sepia tonal quality to their color and that captions be included on the image panels to identify the location and era of the photo, as coordinated with the Chair of the Historic Commission Tom Walsh or Malcolm Johnstone, Senior Program officer of the Cultural Alliance.

b. **2022-01: 39 S. High St-Chris Knight**

Proposed work: Asbestos siding replacement.

Recommendation: *The Board recommends a Certificate of Appropriateness for*

Application 2022-01 with the following conditions: that the new finish material be James Hardie “cedar” shake siding with Hardie corner boards, and all trim at windows, doors, walls, cornice, etc. will be repaired or replaced with wood or paintable composite material to match the profiles and dimensions of the existing.

11. Approve December 2021 Smart Growth Minutes (**attachment**).

12. Other Business

13. Adjourn