

AGENDA

Smart Growth

Date: Wednesday, July 12, 2023 @ 6:00 PM

Committee Members: Brian McGinnis (Chair)-3rd Ward
Lisa Dorsey-7th Ward
Patrick McCoy-1st Ward

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. Discussion items
 - a. Consider Solicitor attendance for Zoning Appeal #1006 of 530 E. Union St. seeks a Special Exception to operate a Child day-care center pursuant to Section 112.304.D. (*attachment*)
 - b. Discuss Zoning Hearing Board Solicitor.
4. Action items
 - a. Schedule a Public Hearing Date and adopt an Ordinance Discuss amending the Zoning Code to allow community garden use (*attachment*)
 - b. Approve June 2023 HARB submissions recommendations (*attachment*)
 - 1. 2023-14: 104 E. Gay St/Jose Oliva**
Proposed work: Sign-Lacava Coffee Company
Recommendation: *Approved with the following changes: The Board recommends a Certificate of Appropriateness for Application 2023-14 with the following alterations; The sign be a minimum of 8'-0" above the sidewalk per the Borough sign ordinance.*
 - 2. 2023-18: 106 S. High St-Apt #3/Matt Reichert**
Proposed work: Stair and rail replacement
Recommendation: *Approved as submitted: The Board recommends a Certificate of Appropriateness for Application 2023-18*
 - 3. 2023-19: 27 W. Gay St/East Coast Roofing Systems**
Proposed work: Roof replacement
Recommendation: *Approved as submitted: The Board recommends a Certificate of Appropriateness for Application 2023-19.*

This meeting is being audio recorded for the public record.

4. 2023-20 239 E. Market St/Signs ala Carte

Proposed work: Sign-MVP Recovery

Recommendation: *Approved with the following changes: The Board recommends a Certificate of Appropriateness for Application 2023-20 with the following alterations; The background of the hanging and parking signs should be an off white, rather than stark white.*

5. 2023-21 120 N. Church St/Kathryn Allem

Proposed work: Sign-Twin Valley Coffee

Recommendation: *Approved as submitted: The Board recommends a Certificate of Appropriateness for Application 2023-21, as presented with the understanding that the sign ordinance may limit the number of hanging signs on building façade to one sign, and if so, the sign toward the door entrance will be eliminated from consideration*

c. Approve June 2023 Smart Growth minutes (*attachment*)

5. Other business

6. Adjourn