

EDGEWORTH BOROUGH PLANNING COMMISSION
REGULAR MONTHLY MEETING
June 12, 2024

MEETING was called to order at 7:00 p.m. with Chairperson Keane presiding and the following members of the Commission and officials of the Borough present: Mr. Patrick Keane, Mr. David Martin, Mr. David Aloe, Mrs. Mary Ferris, and Mr. John Schwend, Borough Manager. Chairperson Keane led the reciting of the Pledge of Allegiance.

ACTION CONCERNING APPOINTMENT OF CHAIRPERSON AND VICE-CHAIRPERSON OF THE EDGEWORTH PLANNING COMMISSION: Mr. Schwend stated that the Commission must appoint a Chairperson and Vice-Chairperson at the first meeting held each year. A motion was made by Mr. Aloe with a second from Mr. Martin to appoint Mr. Keane as chairperson. All present voted in favor of the motion. Next, a motion was made by Mr. Aloe with a second from Mr. Martin to appoint Mrs. Ferris as Vice-Chairperson. All present voted in favor of the motion. Mr. Keane and Mrs. Ferris thanked the Commission for the appointments.

MINUTES of the Regular Meeting held on October 11, 2023 presented to the Commission. After some discussion, a motion was made by Mr. Aloe with a second from Mrs. Ferris to approve the October 11, 2023 Regular Meeting Minutes as presented. All present voted in favor of the motion.

No visitors were present.

NEW BUSINESS:

A. REVIEW AND OF PROPOSED ORDINANCE 558: AN ORDINANCE AMENDING PROVISIONS OF THE ZONING ORDINANCE RELATING TO MEDICAL MARIJUANA DISPENSARIES AND GROWING FACILITIES, RECREATIONAL MARIJUANA DISPENSARIES AND GROWING FACILITIES, SOLAR SHINGLE TECHNOLOGY, DOUBLE FRONTAGE LOTS, ACCESSORY STRUCTURES, AND CONDITIONAL USE CRITERIA: Mr. Schwend stated that Borough's zoning ordinance was reviewed for necessary updates including establishing standards for medical marijuana dispensaries and growing facilities as Conditional Uses; creating restrictions for potential recreational marijuana facilities in the event that such facilities are eventually legalized; allowing for and regulating the installation of rooftop solar shingle systems; amending the definition of "Front Yard" for houses with property lines extending between Oliver Road and Beaver Road, and Nicholas Place and Beaver Road; amending the definition of "human occupancy" for accessory structures; and amending the procedures for Conditional Use applications to add general health, safety and welfare standard criteria. The Commission reviewed each section of the draft ordinance in entirety. Mr. Martin asked whether the medical and recreational marijuana provisions were implemented in other municipalities. Mr. Schwend stated that the updated provisions have been adopted and were not legally challenged. Mr. Aloe asked whether changing the definition of "human occupancy" would be a lesser burden on applicants. Mr. Schwend explained that the definition change does not allow for overnight accommodations within accessory structures, however it does permit use of accessory structures as a pool house, for example. After further discussion, a motion was made by Mrs. Ferris with a second from Mr. Martin to recommend the adoption of draft Ordinance 558 to Borough Council. All present voted in favor of the motion.

There being no further business, the meeting on motion duly made was adjourned at 7:20 p.m.

-John F. Schwend, Secretary