

EDGEWORTH BOROUGH PLANNING COMMISSION
REGULAR MONTHLY MEETING
March 8, 2023

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, Mr. Patrick Auth, and Mr. John Schwend, Borough Manager. Chairperson Keane led the reciting of the Pledge of Allegiance.

MINUTES of the Regular Meeting held on September 14, 2022 presented to the Commission. After some discussion, a motion was made by Mr. Aloe with a second from Mr. Auth to approve the September 14, 2022 Regular Meeting Minutes as presented. All present voted in favor of the motion.

The following visitors were present:

Mr. Jeff and Mrs. Gail Murray – 605 Maple Lane, Edgeworth
Mr. Michael Cevarr – 445 Maple Lane, Edgeworth
Mr. Kirk Fordham – 445 Maple Lane, Edgeworth
Mr. Hugh and Mrs. Rachel St. Martin – 609 Maple Lane
Mr. Hugh St. Martin – 609 Maple Lane
Ms. Alyssa Preston – 604 Maple Lane
Dr. Gary Smith – 44 Little Sewickley Creek Road
Ms. Anne Ronce – 322 Highland Lane
Mr. Joseph J. Brooks – 331 Shields Lane, Edgeworth
Mr. John Poister – 201 Grant Street, Sewickley
Mr. Rodney Smith – 538 Backbone Road, Sewickley
Mr. Rick Scholl – 1725 Waterleaf Drive, Franklin Park
Mr. John Orndorff – Little Sewickley Creek Watershed Association
Mr. Jim Miller – Sewickley Academy
Mrs. Ashley Birtwell – Sewickley Academy
Mr. Joseph Galbraith – Gateway Engineers
Mr. Craig Jubic – Gateway Engineers

OLD BUSINESS:

PRE-APPLICATION CONFERENCE WITH SEWICKLEY ACADEMY REGARDING NICHOLS FIELD: Mr. Jim Miller came before the Commission with a sketch plan for proposed site changes at Nichols Field, located at 624 Beaver Road, and owned by Sewickley Academy (the Academy). Mr. Miller explained that after assessing all options for the site, all previous plans submitted to the Planning Commission were officially withdrawn. Now, the Academy is considering plans to pave the existing gravel parking lot and walkway, slightly reposition the baseball field and install turf in the infield, install new fencing, goal posts and scoreboards, remove and replace existing dugouts, repair the existing concession stand, and complete aesthetic improvements to the site. Mr. Miller noted that the Academy would not be increasing bleacher or venue capacity, however bleachers would be upgraded to ensure safety and code compliance. The Academy is not considering proposing any lighting, sound systems, or additional structures on the site. Mr. Joseph Galbraith, of Gateway Engineers, explained that a rain garden and an additional pipe connecting to the existing inlet would be installed to ensure proper drainage of the parking area. No expansion of the parking area is being considered. Mr. Miller explained that the

Academy has significantly reduced their development plan, and is seeking a solution favorable to all community members and affected parties.

Mr. Keane then opened the floor for public comment. Mr. Rick Scholl expressed disappointment with the consideration to install turf in the baseball infield. Mr. Miller explained that the area experiences flooding, and repositioning the field and installing turf will significantly improve the playing conditions on the field. Mr. John Orndorff, representing the Little Sewickley Creek Watershed Association, asked what impact the potential development would have on Little Sewickley Creek, and encouraged the planting of a riparian buffer. Mr. Miller stated that no development or disturbance will encroach on the creek, and native plantings will be implemented for erosion and sedimentation controls. He stated that the Academy will continue assessing options for creek preservation and education. Mr. Kirk Fordham thanked the Academy for their revisions, and asked if any trees would be removed by the paved parking area. Mr. Miller stated that existing plantings would remain along the street, and rain gardens would also be implemented. Mr. Jay Brooks asked whether additional bathrooms would be installed or relocated on the site. Mr. Miller stated that existing facilities are remaining.

Ms. Anne Ronce asked whether the Academy will preserve two existing houses, one located on the Nichols Field site and one located across Beaver Road. Mrs. Ashley Birtwell explained that the Academy is still considering options regarding the best use of the spaces, however they are not considering demolition. Mr. Keane reminded all in attendance that the house located at 627 Beaver Road is not within the scope of the current discussion. Mr. Schwend then read correspondence received from Mr. Peter Friday, an adjacent property owner, expressing his support for the sketch plan.

There being no further business, the meeting on motion duly made was adjourned at 7:37 p.m.

-John F. Schwend, Secretary